Commission of Inquiry
into
Residential Tenancies

Housing in Ontario: A Demographic Perspective

David K. Foot

Research Study No. 20

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A DEMOGRAPHIC PERSPECTIVE

by

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The views expressed in this paper are those of the
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This study has provided yet another opportunity to explore the fascinating interactions between demographic and economic developments. The acknowledged influence of demographic factors has become a tradition in housing economics, but many of the facets do not always appear to be well understood. It has been a pleasure to explore some of these for the Commission of Inquiry into Residential Tenancies since this has provided a valuable applied policy focus to the work. Moreover, the environment and resources provided by the Commission greatly facilitated the conduct and completion of this study. Excellent research assistance was provided by Ms. Julie Smith and, in the preparation of the accompanying statistical appendix, by Mr. John Pringle. The encouragement of the other research staff, Mr. Eric Adams and Ms. Pearl Ing, was always most welcome, and the computer advice and work of Ms. Miriam Brown proved to be indispensable. The Commission's Research Director, Mr. John Todd, provided very helpful guidance throughout the project, and his comments on all aspects of the study were keenly sought. Legal Counsel to the Commission, Mr. Donald Jack, was a pleasure to work with in the preparation of testimony and his observations from a non-economic perspective are certainly reflected in the study. Of course, no study can be disseminated without a competent and willing production staff. To Ms. Carroll Brooks and Ms. Ronit Little, and to the Commission Administrator, Ms. Thelma Hershorn, I extend my sincere thanks. Finally, I wish to record my appreciation to all those

outside of the Commission, too numerous to mention individually, who assisted in the many aspects of this study. Without their help the study would not have been started let alone completed.

CHAPTER 1: A FRAMEWORK FOR HOUSING ANALYSIS

1.0 Purpose of this Study

In establishing the Commission of Inquiry into Residential Tenancies in Ontario, the provincial government appointed a Commissioner to review the existing system of rent review and to recommend in part:

- such changes in the laws, procedures and processes as in the opinion of the Commissioner are necessary and desirable to provide for the fair and equitable treatment of landlords and tenants under a system of rent review; and
- what measures, in addition to rent review, the Province of Ontario might take to assist in providing rental accommodation at fair rents for living accommodations to which the Residential Tenancies Act applies.

The general purpose of this study is to provide relevant information to the Commisioner to assist in the execution of these tasks.

Recommendations are, by their nature, forward looking. They concern programs and policies which are designed to be effective in the future. They may be based on a careful historical analysis, but it is impossible to recommend changes to the past. In developing recommendations it is important, therefore, to have an appreciation of the likely future environment in which the recommendations are to be applied.

Since the future is inherently uncertain, it is often desirable to adopt a "scenario" approach wherein alternative future environments are linked explicitly to alternative judgements about unknown future events.* In this way a range of feasible outlooks can be generated from which an appreciation of the likely future environment can be developed. This is the approach adopted in this study.

A future environment embodies many components, some of which are more uncertain than others. The future environment for housing provides an excellent example. Unknown, for example, are the future paths of interest rates. These depend on both domestic and international events beyond the influence, let alone the control, of the province. Yet they are crucial factors influencing both the demand for, and the supply of, housing. Alternative projections are possible (and available) based on alternative assumptions, usually within a fairly well-established quantitative macroeconometric framework.

Perhaps even more unknown are future attitudes towards the family. Little is known about their generation and their likely impacts on housing needs, yet these can be shown to be extremely influential factors in determining the past, and hence likely future, environment for housing. Again alternative projections are possible, but here there is no widely accepted quantitative framework within which to work. The associated uncertainties are, therefore, probably greater.

One extremely important component of the future environment for housing is future population. The growth and composition of the population in the future determines, in large part, the housing requirements of the community. This is one determinant where uncertainties are reduced because the vast majority of the future population is already known, especially those likely to be in the market for housing over the next two decades, and because changes generally take place quite slowly. These changes are based largely on the irreversible biological fact that, assuming survival, "every year we get a year older". In this sense, therefore, demographic developments are different from most other determinants of the future housing environment. They are not like interest rates which are very volatile, or even like attitudes to the family which are somewhat amorphous. There is a certain inevitability about demographic change which serves to reduce the associated uncertainties.

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* The word "projection" is used throughout this study to refer to such alternatives.

The primary purpose of this study is to seek avoidance of potential inevitable "surprises" that can be associated with demographic change in the future environment for housing. It will be shown that, in many cases, past trends provide a poor guide to likely future developments. This is largely a consequence of the process of population aging. For example, the growth in the number of households in the province will slow noticeably over the 1980s and 1990s, and there is likely to be some "breathing room" in the rental housing market as the Baby Boom Generation ages into the owner-occupied market. These, and other, conclusions are documented in the analysis which follows.

Uncertainties about the future cannot be eliminated but can be reduced. Demographic changes take place gradually and hence are often overlooked in the impetuosity of decision making. Ignoring these changes may ultimately invalidate current recommendations and decisions. For this reason, a careful assessment of the future environment for housing based on demographic considerations can be a useful, if not an essential, ingredient in the development of policy recommendations.

Studies similar to this have recently appeared in the literature in Canada and elsewhere. For example, both Brown (1983) and Miron (1983) develop household projections for Canada to the turn of the century. Their findings are not the same. Based on different assumptions, Brown finds a trend to a more "mature" housing market, while Miron challenges this "traditional" view. This controversy alone invites further analysis. Divic (1981) extended the quantitative analysis to the provincial and census metropolitan areas (CMA) levels; however, to date there have been no detailed studies at the sub-provincial level. This study, which is based on sub-provincial data, provides not only a new dimension to housing analysis but also an opportunity to explore whether or not the above findings can be confirmed using a more detailed approach. It also provides quantitative information to assist in guiding housing policy in the province to the turn of the century.

1.1 **The Basic Framework**

Housing analysis has become incorporated into a variety of disciplines in recent years. Economists have primarily concerned themselves with the operation of the housing market, in the determination of house prices and rents, transactions and vacancies, often in the face of direct government intervention. Geographers have been largely concerned with the problems associated with the spatial distribution of housing demand and supply. Sociologists have explored the implications of different family structures on the market and have examined the implications of different market outcomes on selected groups in society. Demographers have examined the housing implications of the changing growth and composition of the population. Lawyers have been involved, not only with traditional contract formulation and dissolution (rental agreements, mortgages, etc.), but also with the formulation and implementation of housing policies and programs (tenant protection, rent control, etc.). Public policy analysts, which may be drawn from a variety of more formal disciplines, have been primarily motivated by the unique characteristics and functions of housing.

Housing is a unique commodity - it is not like most other goods and services traded in a market. Besides being heterogeneous, durable and spatially fixed, it provides a basic need of society, namely shelter. Moreover, its consumption generally represents a large share of the average household's budget. Consequently, society is generally much more concerned with the market outcomes of this commodity than it is with almost any other commodity. Failure to provide sufficient housing means that some members of the society may be denied this basic need, which is usually considered unacceptable by most advanced societies. Further, this policy concern is often translated into "the availability of appropriate housing at affordable prices" - a policy goal with many different interpretations and potential tradeoffs that can be achieved in a myriad of possible ways.

These concerns have largely provided the rationale for public intervention in the market for this commodity.

The multidisciplinary and policy importance of housing analysis, therefore, makes any study almost inherently limited in perspective. This study is no exception. First, the basic framework used is to be found primarily in the discipline of housing economics. Second, the primary focus of the analysis is on the demand for housing, although the implications for supply are explored in a final chapter. Third, the major orientation of this focus is on the demographic determinants of demand (with concern for its sub-provincial components). Finally, as noted above, the purpose is forward looking; namely, to explore the likely implications of future population on housing, especially rental housing, in Ontario for the years to the turn of the century. These perspectives determine the content of this study. Broader perspectives are recognised wherever possible, but their incorporation into the results presented in this study must, of necessity, be judgemental. Sensitivity analysis is employed to not only reflect future uncertainty, but also to explore the robustness of the outcomes to alternative future scenarios.

The remainder of this chapter provides a framework within which the subsequent analysis can be viewed. It is based in the discipline of housing economics. Since the basic material is available elsewhere (e.g. Fallis, 1985) only a brief overview of concepts relevant to this study is provided.

Housing, like most commodities in modern western economies, is sold in markets in which prices (selling or rental) and quantities transacted get established. These reflect a multitude of factors. In the traditional economic theory of commodity pricing these are captured in the concepts of demand and supply. On the demand side, the consumption of housing (or shelter "services") does not constitute the only motive since housing is also an important financial asset in the consumer's and investor's portfolios. On the supply side, the spatial fixity and durability of the existing stock and the difficulties of augmenting the housing stock, at least over a short period of time, mean that the supply is relatively fixed and unresponsive to price (or inelastic) in the short run. As time passes, however, it is easier to augment or reduce the stock in respect to price (and other) signals.

Traditional housing analysis in economic terms, therefore, has centred on the notion of a "market" characterised by demand and supply schedules. The exact definition of a market often remains rather vague. In fact there are numerous housing markets defined by location (e.g. city, region or province), by type of tenure (owner, rental), by type of housing (e.g. single-family, apartment, etc.), and by housing characteristics (e.g. new, resale; quantity and size characteristics, etc.). All of these so-called markets are subject to various degrees of interdependence depending upon the range of substitution possibilities between them. For example, an owned dwelling may be relatively easy to convert into a rental dwelling, but a dwelling in Hamilton only has very limited substitution possibilities for one located in Toronto. (The possibilities are not zero since it is possible to commute between the two cities.) Housing markets, therefore, are not entirely self-contained and demand and supply schedules may move as a result of developments in other housing markets. Consequently, this traditional market framework has not always been universally accepted for analysing the factors that influence the prices and transactions for housing.

1.2 Prices, Rents, Vacancies and Waiting Lists

Housing prices or rents in the traditional framework are determined by the intersection of supply and demand. The framework is based on the proposition that prices (or rents) adjust to equate the demand for, and supply of, housing services in the market, a condition known as market equilibrium. An excess of supply over demand, as might occur if prices were not flexible downward,* would result in vacancies in the affected markets for housing services. Alternatively, an excess of demand over supply, which would occur if price increases were restricted in some way, would result in unsatisfied demand and, hence, waiting lists (or queues) in certain markets for housing services. Within this framework, each of these situations would be considered temporary, in the sense that as time passes prices will adjust in the appropriate direction to eliminate the disequilibrium situation. Moreover, they could not occur simultaneously in the same market; although it might be possible to see, for example, vacancies in the ownership housing markets at the same time that waiting lists are prevalent in the rental housing markets. In this case, the "market incentives" would be to convert some ownership housing into rental housing. Whether or not this would be profitable, however, would depend, amongst other things, on the relative prices in the two markets.

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* This could arise, for example, if for various reasons sellers were reluctant to lower asking prices and hence prices were "sticky" in the downward direction.

The dynamics of market adjustments are much more complicated in housing markets than in most commodity markets. Besides the institutional barriers to price adjustment (rent controls being one example), market participants (sometimes called agents in the economics literature) do not have all of the relevant information about available housing and prices. Such incomplete information is often facilitated by the very nature of the commodity being traded. Housing is a heterogenous and spatially fixed commodity and hence requires considerable resources to determine market availability (by buyers or demanders) or preferences (by sellers or suppliers). The existence of incomplete information results in a dispersion of prices rather than a single price in a market.* This would be the case even if the product was homogeneous, which it clearly is not.

This lack of readily available information, and hence the cost of information gathering on housing services, gives rise to what has become known as "the search problem" in the economics literature. The existence of numerous real estate agents and firms, whose viability depends on successfully facilitating information gathering and dissemination, is evidence that this problem is not of minor significance. Under these conditions strategic behaviour becomes the norm and the elegant separation of demand and supply becomes considerably more difficult (Fallis, 1985:78).

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* There are, also, other reasons for price dispersion. For example, it can be argued that the risk of damage to a highly valued asset may induce some landlords to tradeoff increased rent for increased tenant selectivity. Different attitudes by landlords to this tradeoff will lead to observed "price" dispersion in the markets for rental housing.

Attempts to revitalise the traditional demand-supply framework have centred on the introduction of a clearing path. This indicates the quantity of housing services actually exchanged as a result of demanders and suppliers searching each other out. Since vacancies are a normal result of turnover in a market with imperfect information, there will be some level of vacancies at which there will be no tendency for prices to change. This has been referred to as the natural vacancy rate. A lower level of vacancies would cause prices to rise, and vice versa.

Although this revitalisation accounts for the existence of vacancies at market clearing prices, it does not account for the simultaneous existence of both vacancies and waiting lists in the same housing market. To account for this feature, a negative relationship between the two would have to be grafted onto this framework in much the same way as the vacancy-unemployment relationship has been introduced into labour market analysis.

1.3 Determinants of Housing Demand

Housing demand comprises three distinct decisions by the consumer: the first decision centres on the type of household in which the individual lives (single, family, etc.); the second decision focuses on whether to own or rent housing; and the third decision is what type of housing (characteristics, quality and quantity) is to be purchased. Demand in each housing market, therefore, reflects the aggregation of these three decisions. Only recently has any attempt been made to separate out these decisions in housing analysis (e.g. Kent, 1983). Note that these are not necessarily sequential decisions and that they may well be determined by (or endogenous to) the state of the housing market. For example, low rents may induce increased household formation, and vice versa.

The slope of the demand schedule reflects the responsiveness of demand to changes in housing prices (or rents).* The position of the demand schedule is influenced by a variety of other factors. For convenience, four broad categories of determinants are briefly reviewed.

(i) Economic Determinants

The most important economic determinant is income. Increases in real income move the demand schedule outwards thereby placing upward pressures on prices, and vice versa. Again, after reviewing the admittedly incomplete evidence, Fallis (1985:33) concludes that "there does however appear to be a rough consensus emerging that the demand for housing is inelastic with respect to permanent income. Most researchers would place the elasticity in the range of 0.5 to 0.8; but there is still diversity of opinion about the precise value."

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* After reviewing the evidence Fallis (1985:33) concludes that estimated price elasticities cover "a considerable range", but that "the emerging rough consensus is that demand is price inelastic; and that the precise value is somewhere in the range -0.7 to -0.9." If accurate these figures suggest that a 5 per cent increase in rents will, other things remaining unchanged, generate a 3 1/2 to 4 1/2 per cent reduction in rental demand.

If accurate, these figures imply that a 5 per cent increase in real permanent disposable income would increase the demand for housing by 2 1/2 to 4 per cent.

Income is by no means the only economic variable. Economic theory suggests that the prices of complementary commodities (such as utilities) and commodities with substitute characteristics (such as automobiles and vacations) will influence the demand for housing, with decreasing relative prices of complements and increasing relative prices of substitutes increasing housing demand, and vice versa. Interest rates are also important in influencing housing demand, especially with respect to the ownership decision. High interest rates make the cost of borrowed (or the opportunity cost of owned) funds high thus depressing the demand for housing services. Economic variables may also influence other determinants and hence have an indirect influence on housing demand.

(ii) Public Policies

Both the federal and Ontario governments have become directly involved in the housing markets in a myriad of ways. Public policies, such as rental rebates and supplements and rent controls, attempt to influence the effective price of housing services or to influence the position of the demand schedule.* Efforts to enable the poor to find affordable housing, such as income supplements or housing allowances, also fall into this category, as do tax shelter schemes that enable income destined for housing to remain untaxed (e.g.

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* They may also attempt to influence the position of the supply schedule; see section 1.5 below.

Registered Home Ownership Savings Plans) and direct subsidies for home purchases. Similarly, mortgage rate reduction programs stimulate the demand for owned housing services, as do other publicly financed schemes (such as loans to co-operatives and non-profit corporations). The myriad of public policies to influence housing demand (and supply) in Canada and Ontario have been reviewed elsewhere (see e.g. Smith, 1974, 1981; Fallis, 1985: ch. 9; and Chant, 1986) so no further details are provided here.

(iii) Demographic Determinants

Of particular interest for this study are the demographic determinants of housing demand. Not only is the total size of the population important, but also demographic characteristics (such as the age profile) are important determinants of the demand for housing services. Of special interest is how the population arranges itself into households. This is a complicated issue (see chapter 3) and is influenced by many considerations in addition to economic and demographic determinants (see (iv) below).

Age is a particularly important determinant of housing demand. Life cycle analysis, which employs an intertemporal utility maximising framework in economics, explicitly recognises the importance of age in the decision. Whether or not the consumption of housing services for the individual gradually increases over time or follows the inverted U-shaped pattern of real income depends on the assumptions employed, but either way the market demand schedule will reflect the proportions of the population in the different stages of their life-cycle. Age may also be an important determinant of housing demand for other reasons. Transactions costs are important in housing analysis, with homeowners typically facing higher transactions costs of relocation than renters. Therefore, households that move frequently, which are typically young households, will tend to be renters rather than owners. The elderly may remain homeowners because of high dislocation costs of moving to rented accommodation. Moreover, increased longevity means that there will be relatively more of them. In addition, as previously noted, ownership of housing is in part a financial portfolio allocation decision and so is influenced by a household's attitude to risk or need for liquidity which may vary with age. Whatever the reasons, the stylised fact that the incidence of homeownership rises with the age of the head of the household until late middle age and then declines (see chapter 3) is consistent with theory.

Other demographic characteristics may also be relevant determinants of the demand for housing services. The sex ratio may influence the opportunities to find partners to share accommodation with, while the cultural and spatial composition of the population may also influence housing demand in a variety of ways.

(iv) Socioeconomic Determinants

As alluded to above, the organisation of the population into households is a complicated issue, and it is here that socioeconomic determinants play a major role. The need for housing space may vary between societies but, in general, more space is "better" (that is, yields more satisfaction or utility). The need for privacy may also vary between societies, although in this regard more may not necessarily be considered better. In North America, shared accommodation among households has been on the decline over the postwar period but the motivations for this trend are many and varied. Besides privacy, there are such considerations as self-reliance, the decline of the extended family, changing attitudes to divorce, remarriage and cohabitation and, of course, increasing affluence and affordability (reflected in declining price to income ratios). Living alone has also been facilitated by revolutions in home-making and home-building technologies.

The purpose of this brief review of the determinants of the demand of housing services has been to indicate where the subsequent analysis fits into the traditional theory of housing economics. Finally, it is important to recognise the interrelationships between the various determinants reviewed in this section. For example, increasing affluence may not only generate increased demand through the income effect, but may also facilitate the emergence of more households (as, for example, the young leave home at an earlier age, or the elderly can afford to maintain their dwelling longer). Changing attitudes to children may not only affect the current average household size, but will change the age structure of the population with resulting consequences for future housing demand. Public policies with respect to housing may work through traditional economic variables, such as incomes and interest rates, but the performance of economic variables (such as low incomes) may also affect public programs and policies.

1.4 Determinants of Housing Supply

Since this study is primarily concerned with demand determinants only a cursory review of the determinants of housing supply is presented for completeness. For more detailed reviews see Smith (1974, 1978) and Fallis (1985: ch. 3).

The housing stock is only one, albeit an extremely important, input into the production of housing services. The producers of these services are a diverse group ranging from owner-occupiers to large corporations owning a large number of rental buildings. Homeowners become producers as part of their life-cycle plan, while landlords become producers because the rate of return is at least as high as alternative investments and/or uses of their money and time taking into consideration transaction costs, risk, etc.

Since the housing stock is the dominant input, the focus of housing supply often becomes the producers of this stock, namely the construction industry. But such focus concentrates on new housing and ignores the production of housing through the maintenance and renovation of the existing stock. Consequently, determining the supply of housing services is a complicated task. Not only are many types of individuals and organisations involved, but there will be suppliers from both new and existing stock, and the conversion of housing stock into housing services is almost as varied as the number of units on the market.

Consequently, housing supply also comprises a number of distinct decisions by the suppliers on whether to provide owner-occupied or rental housing and on the type of housing (characteristics, quality and quantity) to be supplied. In addition, once erected decisions on maintenance and renovation must be continuously reassessed. Supply in each housing market, therefore, reflects the aggregation of these decisions. Most housing supply analysis has focussed on new construction, primarily because this is measured directly in estimates of gross national product and consequently appears in almost all macroeconometric models (Foot, 1984).

Supply determinants can also be conveniently grouped into broad categories. Besides price which influences the return or future stream of rental incomes, the position of the supply schedule will be determined by the following determinants.

(i) Economic Determinants

The major economic determinants of new housing are the costs of production, including land, materials, labour and financing costs. In making the supply decision these inputs are combined via a production function to produce an output, namely the housing stock. This stock is then combined with other inputs, such as heating energy, labour, etc., to produce housing services. Consequently, the complete supply decision involves comparing the costs of all of these inputs, including maintenance costs, with the return to the investment, either a resale price in the case of owner-occupied housing or a rental price in the case of rental housing. Only if this comparison is favourable will housing services be supplied.

(ii) Public Policies

The use of public policies to influence the supply of housing has been a major determinant in Canada and Ontario in the postwar period. No catalogue of government housing programs is presented here*, but, besides the direct construction of public housing,** various lending and insurance programs reduced the risks of construction and default, and tax-based schemes such as MURB's (Multiple Unit Residential Buildings) provided financial incentives for the construction of particular types of housing. In addition, various assistance programs for home renovation improved the services from the existing stock.

Of course, it can be noted that there are many government policies and programs not explicitly related to housing which nonetheless have a substantial impact on housing markets (on both the supply and the demand side). For example, a macroeconomic policy which pursues, or at least permits, high interest rates tends to reduce the supply of rental housing and the demand for owner-occupied housing. Immigration, transportation, regional development and income security policies all influence, in one way or another, the housing market.

(iii) Structural Determinants

Perhaps analogous to the demographic (and maybe the socioeconomic) determinants on the demand side, structural characteristics of suppliers may also influence the supply of housing services. Large corporations may have different incentive structures from small landlords and may be in a better position to reap any economies of scale in the construction, maintenance and administration of buildings. Moreover, they may be able to exercise more influence in the financial, economic and political spheres, and hence be more successful in influencing outcomes in their favour. On the other hand, the small landlord may be closer to the "grass roots" level and have a more personal relationship with tenants yielding a better assessment of tenants' needs and preferences. There appears to be almost no evidence how the total of these determinants influences housing supply but nonetheless, they, remain potentially important, if non-quantifiable, determinants of the supply of housing services.

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* See Smith (1974, 1981), Fallis (1985:ch. 9) and Chant (1986) for more details.

** Broadly defined, this is housing owned by the public sector on which the rents charged to households are set according to ability to pay rather than to cover resource costs.

1.5 Market Segmentation Characteristics

As previously noted, there is not one housing market in Canada or even in Ontario. Rather "the housing market" comprises a series of interrelated markets in which both demand and supply depend in part on what is happening in the other housing markets. Perhaps the most obvious segmentation is the ownership-rental segmentation. The rental market is clearly distinguished in many ways from the owner-occupied market, although developments in one can and do influence the other. Second, within the rental market there are a gradation of alternatives, from single household dwellings, through duplexes to low rise and, finally, to high rise multiple unit buildings. Each potentially comprises a separate market, although here substitution possibilities undoubtedly exist. Third, because of the spatial characteristics of housing, there are regional housing markets. For example, the rental market in Thunder Bay is completely distinct from the rental market in Ottawa; whereas the rental markets in Hamilton and Toronto, although distinct, are somewhat more related since it is feasible (although perhaps not desirable) to commute between the two. Finally, the heterogeneous nature of housing means that two housing units are seldom completely substitutable (that is, identical in all respects). Even an identical model of house must be situated on a different block of land which inherently contains different trees, soil conditions, topographical characteristics, and so on. Within the same apartment building, identical units are often on different floors, or face in different directions. In addition, being durable, housing services vary widely in quality depending on the age and upkeep of the unit. Units of the same age may be quite unsubstitutable because of past maintenance and/or renovation decisions, and units of different ages are often perceived as comprising quite different housing markets.

In practice some of these segmentation characteristics become less conspicuous because price variation is relatively modest within any one market segment; that is, price is often perceived as the segmentation variable. The more you are willing to pay, the better in a number of different respects (e.g. more housing and/or land space, newer or less rundown accommodation, more desirable features, etc.) will be the housing services available. The idea of a demand and supply schedule, with the implied variation in prices, for a homogeneous housing unit is not what the market perceives as reality.

Nonetheless, the principles of housing economics, although primarily useful for answering economics-type questions, can throw light on numerous other issues, particularly those of a policy nature (such as affordability and security of tenure). It is important to remember, however, that economics cannot answer all questions, especially where tradeoffs are involved between different individuals or groups. Economics can usually point out who gains and who loses and often by how much, but the difficult issue as to who should gain and lose must be decided elsewhere.

1.6 **Overview of the Study**

Housing economics provides a convenient framework within which to interpret the findings of this study. As previously noted, its primary focus is on housing demand. Changing population size and composition affect the position of the demand curve and, hence, influence the prices and rents of housing services. Given the life cycle hypothesis, the age distribution of the population may be particularly important in influencing the demand, especially for different types of housing. Moreover, given the spatial fixity of housing, the spatial distribution of the population can be a particularly important determinant of the market performance in different regions within the province.

Chapter 2 of the study reviews the growth and changing composition of the Ontario population, both historically and the likely future developments. This then provides the input into chapter 3 of the study which examines the translation of population into household growth and hence housing requirements in the province. Given this perspective, chapter 4 assesses the demand projections in the light of current supplies in an attempt to uncover mismatches and, consequently, likely emerging pressures or issues in the rental housing markets of Ontario.

CHAPTER 2: POPULATION GROWTH AND COMPOSITION

2.0 Introduction

This chapter reviews the demographic history of Ontario over the postwar period and examines likely future demographic developments to the turn of the century. The components of population growth are identified and alternative future demographic scenarios developed based on alternative assumptions with respect to the components of population change. These assumptions are based on the historical record. The more likely projections are identified and examined in some detail. The results of this chapter then provide input into household growth which is presented and discussed in chapter 3.

2.1 An Historical Perspective

Table 2.1 summarises the population of Ontario as measured by the cinquennial population census over the postwar period. The population of the province grew from almost 4.6 million persons in 1951 to over 8.6 million persons in 1981, which represents an average annual growth rate of 2.1 per cent. Of the regions identified in Table 2.1,* Central Ontario is by far the largest accounting for over 5.2 million persons or 62 per cent of the population by 1981. This is not surprising since it encompasses the census metropolitan areas (CMA's) of Toronto, Hamilton, Kitchener, Oshawa and St. Catharines-Niagara. The next most populous region is Southern Ontario accounting for almost 1.3 million persons or 15 per cent of the total in 1981. This includes the CMA of London. Eastern Ontario is of similar size (1.2 million) with nearly 14 per cent of the population in 1981 and includes the CMA of Ottawa, followed by Northeastern Ontario with nearly 0.6 million persons (7 per cent) and finally Northwestern Ontario with 0.2 million persons (3 per cent). Northeastern Ontario includes the CMA of Sudbury, whereas Northwestern Ontario includes the CMA of Thunder Bay.

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* The counties comprising these regions and their associated populations can be found in the appendix tables.

The average annual population growth rate of 2.1 per cent over 1951-81 has not been constant over time, nor has it been distributed evenly over the five regions. Table 2.2 summarises the average annual growth rates over the five year periods for each of the regions. It shows a gradually declining growth rate throughout the period for the province. The average annual growth rate fell below one per cent per annum over the 1976-81 period. As noted later, this growth pattern reflects the birth and aging of the Baby Boom Generation over this period.

Population growth in the province has been dominated by the growth of population in Central Ontario which has consistently recorded above average growth over the period. This reflects migration to urban centres. All other regions have experienced below average growth throughout the period, with the only exception being Northeastern Ontario in the late 1950s reflecting the boom in Ontario's resource industries, and Eastern Ontario in the early 1970s, presumably reflecting the growth of the Ottawa area.

TABLE 2.1

POPULATION BY REGION, ONTARIO, 1951-81

(thousands)

Region	1951	1956	1961	1966	1971	1976	1981
Eastern	704.2	803.0	920.7	991.6	1070.9	1149.3	1185.2
Central	2479.8	2998.5	3542.7	4107.8	4644.9	5050.9	5347.5
Southwestern	849.8	947.3	1020.9	1093.4	1180.5	1247.2	1272.8
Northeastern	397.1	460.7	535.3	544.6	582.4	583.7	583.4
Northwestern	166.7	195.5	216.5	223.5	224.4	233.4	236.2
Total	4597.5	5404.9	6236.1	6960.9	7703.1	8264.5	8625.1

Source: Statistics Canada, Census of Canada.

TABLE 2.2

POPULATION GROWTH BY REGION, ONTARIO, 1951-81

(per cent per annum)

Region	1951-56	1956-61	1961-66	1966-71	1971-76	1976-81
Eastern	2.66	2.77	1.49	1.55	1.42	0.62
Central	3.87	3.39	3.00	2.49	1.69	1.15
Southwestern	2.19	1.51	1.38	1.54	1.10	0.41
Northeastern	3.02	3.05	0.34	1.35	0.05	-0.01
Northwestern	3.24	2.06	0.63	0.08	0.79	0.24
Total	3.29	2.90	2.22	2.05	1.42	0.86

Source: Table 2.1.

Tables 2.3 and 2.4 summarise the changing age distribution of the population in the province. They clearly demonstrate the impact of the Baby Boom Generation on the province's demographic development. This was caused by rising fertility rates over the 1950s. A peak of slightly under 4 children per woman was reached in the early 1960s, after which fertility rates declined dramatically to a below-replacement level of around 1.65 children per woman by the early 1980s.* Consequently, there was a rapid growth in the pre-working age young over the 1950s (Table 2.4) which is reflected in rapidly increasing numbers and a rising proportion over this period (Table 2.3). This situation gradually reversed over the early 1960s as the Baby Boom Generation became of labour force age. This aging of the Baby Boom Generation can be visualised in Table 2.4 where the high growth rates of the very young in the 1950s are translated into high growth rates for the 15 to 24 age group over the 1960s and then into the 25 to 34 age group over the 1970s. Note that, in all age groups, positive growth rates imply increasing numbers in the age group (so that the young, 0 to 14 years age group continued to expand over the 1960s) and that an increasing proportion requires a greater than average growth over the period (which was not the case for the 0 to 14 years age group over the 1960s).

At the other end of the age spectrum, the numbers of post-working age elderly in the province rose over the

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* The 1981-83 average. The Baby Boom Generation in Ontario spans the birthyears of 1947 to 1966 inclusive. Each of these single year-of-age cohorts contains more than 140,000 persons. The peak corresponds to a birthyear of 1961.

TABLE 2.3

POPULATION BY AGE, ONTARIO, 1951-81

Age (Years)	1951	1956	1961	1966	1971	1976	1981
				(thousands)			
0 to 14	1239.3	1618.4	2007.7	2204.1	2208.5	2073.8	1886.7
15 to 34	1406.3	1568.1	1706.3	1965.3	2433.0	2854.6	3054.8
35 to 64	1551.5	1764.0	2014.0	2223.8	2417.2	2597.1	2815.3
65+	400.4	454.4	508.1	567.7	644.4	738.9	868.2
Total	4597.5	5404.9	6236.1	6960.9	7703.1	8264.5	8625.1
				(per cent)			
0 to 14	27.0	29.9	32.2	31.7	28.7	25.1	21.9
15 to 34	30.6	29.0	27.4	28.2	31.6	34.5	35.4
35 to 64	33.7	32.6	32.3	31.9	31.4	31.4	32.6
65+	8.7	8.4	8.1	8.2	8.4	8.9	10.1
Total	100.0	100.0	100.0	100.0	100.0	100.0	100.0

Source: Statistics Canada, Census of Canada.

TABLE 2.4

POPULATION GROWTH BY AGE, ONTARIO, 1951-81

(per cent)

Age (Years)	1951-56	1956-61	1961-66	1966-71	1971-76	1976-81
0 to 14	30.6	24.1	9.8	1.4	-7.3	-9.2
15 to 24	6.6	15.7	31.6	28.0	11.9	3.0
25 to 34	16.0	3.1	-0.2	18.7	24.6	11.8
35 to 44	16.9	15.3	8.7	0.2	2.2	11.3
45 to 54	12.8	15.3	11.0	14.3	10.1	-0.0
55 to 64	9.6	10.7	12.7	16.0	11.6	15.8
65+	13.5	11.8	11.7	14.2	14.0	17.5
Total	17.6	15.4	11.6	10.7	7.3	4.4

Source: Statistics Canada, Census of Canada.

period, with the proportion of elderly rising since the mid-1960s and especially over the late 1970s. A declining proportion of young and an increasing proportion of elderly are characteristics of an aging population. By 1981, 22 per cent of the provincial population were pre-working age young and 10 per cent were post-working age elderly, leaving 68 per cent of working age. Continued population aging can be expected to reduce the proportion of young and increase the proportion of elderly in the years ahead (see section 2.4 below).

More recent population estimates by age and region are presented in Table 2.5. By 1983 the population of Ontario had grown to over 8.8 million persons* with 62 per cent still in Central Ontario. The proportion of pre-working age young had declined further to 21.2 per cent while the proportion of post-working age elderly had risen further to 10.4 per cent, thus confirming the aging trend noted above. Of the regions, the two northern regions are clearly younger with higher proportions of young and lower proportions of elderly in their populations. The lowest proportion of young occurs in Eastern Ontario, while the highest proportion of elderly occurs in Southwestern Ontario. The most populous region of Central Ontario has below average proportions of both young and elderly and hence has the highest proportion of population of labour force age (69.1 per cent) and the lowest dependency ratio (0.46).** The lowest proportions are in the

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* The preliminary estimate for 1984 is 8.937 million.

** A dependency ratio is defined as the ratio of the population of pre-working age young plus the post-working age elderly to the working age population.

TABLE 2.5

POPULATION BY AGE BY REGION, ONTARIO, 1983

	Age (years)				
Region	0-14	15-34	35-64	65+	Total
	(thousands)				
Eastern	249.6	429.0	409.0	133.2	1220.8
Central	1140.4	1903.9	1890.5	554.3	5489.1
Southwestern	282.1	436.4	411.7	149.7	1279.9
Northeastern	142.0	208.5	187.5	52.7	590.7
Northwestern	57.2	84.5	73.3	22.9	237.8
Total	1871.3	3062.2	2972.1	912.8	8818.3
	(per cent)				
Eastern	20.4	35.1	33.5	10.9	100.0
Central	20.8	34.7	34.4	10.1	100.0
Southwestern	22.0	34.1	32.2	11.7	100.0
Northeastern	24.0	35.3	31.7	8.9	100.0
Northwestern	24.1	35.5	30.8	9.6	100.0
Total	21.2	34.7	33.7	10.4	100.0

Source: Ontario Ministry of Treasury and Economics.

Southwestern and Northwestern regions (66.3 per cent) and hence these regions have the highest dependency ratios (0.51).

In summary, the most conspicuous feature of historical demographic developments in Ontario has been the emergence and aging of the Baby Boom Generation. This group has had, and can be expected to have, noticeable impacts on the housing markets in the province. More generally, the dominant characteristics of recent population developments in the province have been slower growth accompanied by population aging. Again the significance of these demographic developments for the housing market are left to chapter 3.

2.2 Determinants of Population Change

Population growth is made up of a number of components. A population expands as a result of births and in-migration, and contracts as a result of deaths and out-migration. The difference between births and deaths is often referred to as the net natural increase, while the difference between in-migration and out-migration is called net migration. These two components may be positive or negative. Their combined effect determines whether a population grows or contracts.

The net migration component can be broken down further. For a province, migration can be to or from domestic (Canadian) or international sources, the former sometimes is referred to as net interprovincial migration and the latter as net international migration. For a county (or region) there is an additional component--namely, net intraprovincial (or intercounty) migration.

Table 2.6 summarises the recent developments in these components of population change for the province. In recent years both the numbers of births and deaths have been rising, the former as a result of the Baby Boom Generation now being in their prime procreative years (sometimes referred to as the Baby Boom echo effect) and the latter as a result of a growing and aging population. Over the period, the net natural increase has been relatively stable and about 61 thousand persons a year, comprised approximately of 123.5 thousand births minus 62.5 thousand deaths. Net migration, on the other hand, has been much more volatile with a dramatic decrease from international sources and a dramatic increase from domestic sources in recent years. Over the period 1982-84, net international migration to the province declined from 37 to 16 thousand persons - a decrease of 20 thousand persons a year - while at the same time net interprovincial migration to the province increased from a net outflow of 5.7 thousand persons to a net inflow of a massive 42.1 thousand persons - an increase of 47.8 thousand persons a year. This latter development is primarily responsible for the population of Ontario growing 1.4 per cent in 1984, the highest annual percentage growth since 1975.

A comparison of these migration developments with previous years, however, reveals two important conclusions. First, the most important reason for the decline in net international migration to Ontario was the substantially reduced level of immigration to all of Canada. By calendar year 1984 gross immigration to Canada had fallen to 89,000 persons. This compares with an intake of over 200,000 persons in 1974 and an annual average intake of around

TABLE 2.6

DETERMINANTS OF POPULATION CHANGE, ONTARIO, 1976-84

(thousands)

	Natural Increase			Net Migration			
Year	Births	Deaths	Net	International	Interprovincial	Total	Total Change
1976-77	122.7	60.3	62.4	38.9	-12.7	26.2	88.6
1977-78	122.0	62.0	60.0	24.3	2.2	26.5	86.5
1978-79	121.7	60.3	61.4	10.9	-10.6	0.3	61.7
1979-80	121.8	62.8	59.0	38.0	-28.7	9.3	68.3
1980-81	123.0	62.6	60.4	34.2	-39.2	-5.0	55.4
Average	122.2	61.6	60.6	29.3	-17.8	11.5	72.1
1981-82	123.0	62.9	60.1	37.0	-5.7	31.3	91.4
1982-83	126.5	64.5	62.0	23.6	23.6	47.2	109.2
1983-84	127.3	63.8	63.5	16.1	42.1	58.2	121.7

Sources: Statistics Canada with updates from Ontario Ministry of Treasury and Economics.

120,000 persons over 1976-80. Second, the primary reason for the volatility in net interprovincial migration was the outward movement to the west (mainly Alberta) over the late 1970s and the return migration associated with this movement in the 1980s. For example, of the annual average loss of 11,600 persons per year over 1976-81, the West accounted for 32,100 (of which Alberta comprised 19,900) thus implying that there was a net inward movement of 20,500 from the rest of Canada (of which Quebec comprised 20,300). In 1984, although in-migration from the rest of Canada remained fairly stable at 21,800 persons there was a net in-migration of 20,200 from the West (of which Alberta comprised 17,700). It appears, therefore, that recent migration data for Ontario should not be taken as indicative of longer-run trends. The current low levels of net international migration reflect likely temporarily low levels of gross immigration to all of Canada, while the current high levels of net interprovincial migration reflect the temporary effects of return migration to the province as a result of the out-migration over the latter half of the 1970s.

It is difficult to assemble consistent information on regional and intercounty migration, primarily because of boundary changes, especially those associated with the creation of Ontario's regional municipalities in the early 1970s. Table 2.7 summarises total net migration for 1951-81. These data indicate that, in general, the northern regions of the province have been net losers from a migration viewpoint while the other regions have been net gainers, with the exception of Southwestern Ontario, in recent years. These data do not, however, distinguish the separate contributions

TABLE 2.7

NET MIGRATION BY REGION, ONTARIO, 1951-81

(thousands)

Region	1951-56	1956-61	1961-66	1966-71	1971-76	1976-81
Eastern	33.6	40.4	0.1	34.6	40.9	10.5
Central	296.5	261.9	287.7	308.1	206.9	113.1
Southwestern	27.5	-2.0	7.1	38.1	22.9	-10.5
Northeastern	9.9	9.5	-46.3	0.8	-30.9	-18.5
Northwestern	9.7	-1.6	-11.8	-12.4	-3.6	-6.0
Total	377.2	308.2	236.8	369.2	236.1	88.6

Source: Ontario Ministry of Treasury and Economics (1951-76) and Statistics Canada (1976-81).

TABLE 2.8

NET MIGRATION BY REGION BY TYPE, ONTARIO, 1976-83

(thousands)

	1976-81				1982-83			
Region	International	Interprovincial	Intraprovincial	Total	International	Interprovincial	Intraprovincial	To
Eastern	8.9	4.1	-2.5	10.5	4.4	15.9	5.3	25
Central	124.8	-20.9	9.1	113.1	51.7	7.3	1.9	60
Southwestern	10.6	-20.1	-1.0	-10.5	3.5	-3.0	-3.8	-3
Northeastern	1.1	-11.1	-8.4	-18.5	0.7	0.2	-2.7	-1
Northwestern	1.0	-9.8	2.8	-6.0	0.3	-2.5	-0.7	-2
Total	146.4	-57.8	0	88.6	60.6	17.9	0	78

Source: Statistics Canada.

of the three types of net migration outlined above. More recent data (for 1976-83) on net migration by region by type are contained in Table 2.8, where net migration is decomposed into its three components. These data indicate the different reasons for population change in the different regions at different points in time. Over the five year period 1976-81, 274,200 people came to Ontario from international sources and 127,700 departed to international destinations. All regions shared in this net international migration gain of 146,400, but by far the largest gainer was Central Ontario (with 85 per cent). This region maintained its share over the more recent two year period 1982-83. The reversal in the pattern of interprovincial migration is clearly reflected in these data, with Ontario being a net loser over the period 1976-81, but a net gainer over the more recent period, 1982-83. However, even this reversal was insufficient to reverse the status of the Southwestern and Northwestern regions which still continued to be net losers to interprovincial migration. Movement of persons within the province must sum to zero, but this movement is quantitatively the most important averaging almost 325 thousand persons a year over 1976-81.* This intraprovincial reallocation of the population of Ontario declined to 305,000 persons over 1981-82 and to 289,000 persons over 1982-83.

Table 2.9 shows these annual data on net intraprovincial migration relative to the population averaged over the counties in each region. This enables the resulting rates to be compared across regions, and shows that not only is Central Ontario a large gainer in absolute numbers but it is also a large gainer relative to its population. Over the period 1976-83 it has gained, on average, 0.9 per cent of its population from the movement of persons within the province.* As a postscript it is interesting to observe that the province-wide intraprovincial migration rate averaged 3.85 per cent over 1976-81 and then declined, presumably as a result of the macroeconomic recession of the early 1980s.

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* Compare this annual average to 55 thousand migrants, 85 thousand in-migrants from other provinces and 97 thousand out-migrants to other provinces.

These demographic developments in the province over the postwar period provide the background against which to develop and assess future demographic outlooks. Alternative assumptions based on historical performance will generate alternative outlooks. Of particular interest is the sensitivity of the outlooks to the alternative assumptions. Before reviewing these results, however, the following section provides a brief review of the methodology underlying population projections.

2.3 Population Projections: A Methodological Aside

The common antecedent for all population calculations is the simple equation which accounts for the change in population over any time period (say a year) as the sum of the net natural increase and net migration. Mathematically, this can be expressed using the equation:

$$P(t) - P(t-1) = B(t) - D(t) + I(t) - O(t)$$

where $P(t)$ = Population at the beginning of year t

$B(t)$ = Births over the previous year

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* These data have the disadvantage that because they are county averages it is possible for all regions to appear with positive net rates.

TABLE 2.9

AVERAGE NET INTRAPROVINCIAL MIGRATION RATES BY REGION, ONTARIO, 1976-83

(percentage rate)

Region	1976-77	1977-78	1978-79	1979-80	1980-81	1981-82	1982-83
Eastern	0.52	0.32	0.25	-0.19	-0.28	-0.02	0.54
Central	1.22	1.05	0.86	0.77	0.66	0.88	0.80
Southwestern	0.48	0.20	0.07	-0.27	-0.31	-0.20	0.08
Northeastern	-0.14	0.34	-0.05	-0.34	0.08	0.16	0.25
Northwestern	-0.28	0.27	0.13	-0.33	-0.03	0.11	-0.02
Total	3.98	3.87	3.75	3.88	3.79	3.54	3.31

Notes: Averages of annual net intraprovincial migration by county divided by beginning of year county population expressed as a percentage. Total refers to total intraprovincial migration divided by beginning of year provincial population.

Source: Calculations by the author based on data published by Statistics Canada.

TABLE 2.10

STATISTICS CANADA POPULATION ASSUMPTIONS AND PROJECTIONS, ONTARIO, 2001

(thousands)

Period Total Fertility Rate	Net Migration						
	Net International (thousand per year)						
	0	23.4			46.9		
	Net Interprovincial (pattern)						
	O	A	B	C	A	B	C
1.36	9379.7	10160.8(1)	9738.4(2)	98951.1	10478.2	10050.3	10208.8
1.63	9582.9	10376.3	9944.7(3)	10105.6	10699.4(4)	10262.2	10424.9
2.15	9955.6	10782.7	10329.3	10498.0	11120.7	10661.4(5)	10832.0

Notes: Period total fertility rate (children per woman) refers to Ontario. Canadian figures are 1.40, 1.66 and 2.20 respectively. Interprovincial migration patterns are described as follows:
A = extrapolation of current (1982-83) trends (+10.2)
B = return to the 1974-81 situation (-9.4)
C = midway between A and B. (+5.4)
Projections for which details are published by Statistics Canada are shown with their projection number in parentheses.

Source: Statistics Canada, Catalogue No. 91-520 Occasional (May 1985).

$D(t)$ = Deaths over the previous year

$I(t)$ = In-migration over the previous year

and $O(t)$ = Out-migration over the previous year.

Given the population in any particular year and these components it is possible to derive total population in any subsequent year by successive substitution into this equation since

$$P(t) = P(t-1) + B(t) - D(t) + I(t) - O(t).$$

This calculation is relevant to past and/or future demographic developments. Since these calculations can involve extensive amounts of data, demographers and statisticians have explored ways of reducing the data requirements by "parameterising" the equation. This enables the calculations, particularly into the future, to be based on a few important parameters, rather than on the entire time profile for each of the components of population change.

This approach can be illustrated by introducing the rate concept for each of the four components, which involves expressing each demographic flow as a proportion of the underlying population or stock. Thus, for example, a birth rate is defined as $b(t) = B(t)/P(t-1)$. Similar rates can be defined for deaths ($d(t)$), in-migration ($i(t)$) and out-migration ($o(t)$). By rewriting these rates as $B(t) = b(t) P(t-1)$, etc., and assuming for convenience that they are constant over the calculation horizon ($b(t) = b$, etc.), substitution into the population identity yields:

$$P(t) = (1+b-d+i-o)P(t-1).$$

In mathematical terminology this is a first-order difference equation, which is the foundation of geometric growth - a characteristic of populations popularised by the writings of

Malthus, Adam Smith and others. By specifying numerical values for the parameters (b,d,i and o) and the size of an initial population, the population (P(t)) can be calculated over any desired time horizon. Extending the calculations to future time periods results in the simplest of all population projections. A change in the value of any one of the parameters will result in a different projection. In this way, the sensitivity of the results to the choice of the parameters can be explored.

Population projections in practice, although considerably more complicated, are based on this simple methodology. Complications are introduced by the incorporation of detailed age and gender information, so that a projection is being made for each age-sex group. Further complications are introduced by incorporating regional detail, thus necessitating the separate identification of the different components of net migration - international, interprovincial and intercounty migration. Most population projection models are constructed for a nation (in which case net interprovincial and intercounty migration details are redundant since they sum to zero by definition), for a province or group of provinces (in which case intercounty migration information is unnecessary), or for a province comprised of a number of subprovincial regions or counties (in which case net international and interprovincial migration may be combined and treated as a single component). Three such models are reviewed in the next section.

Population projections are, therefore, obtained by choosing numerical values for a small number of important parameters (birth rates, etc.) and an initial or starting year, usually the most recent year for which detailed demographic information is available (normally a census year, or a postcensal population estimate). The resultant projections, based on the above equation, then trace out the numerical consequences of the chosen assumptions. Different assumptions will lead to different projections. In this way the sensitivity of the results and robustness of the conclusions can be explored. This is the strategy employed in the following section.

2.4 Population Projections for Ontario

Three sets of population projections for Ontario are reviewed in this section. One recently produced and published by Statistics Canada (1985) is based on the province as the most detailed geographic detail, while the others produced by G.M. Stamm Economic Research Associates* and the Ontario Ministry of Treasury and Economics (1985) are based on the county as the most detailed geographic detail. In all cases the methodology is based on the approach outlined in the previous section, although each chooses somewhat different assumptions and starting years.

2.4.1 Statistics Canada (1985) Projections

Table 2.19 (p. 37) summarises the alternative assumptions used by Statistics Canada in their latest series of population projections and the resultant population for Ontario at the turn of the century (2001). It should be noted that in all cases the starting year for the projections is 1983, at which time the Ontario population was estimated at 8.816 million persons.*

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* Produced under contract for the Commission.

The population estimates for the nonzero net migration scenarios range from a low of 9.738 million persons to a high of 11.121 million persons--a range of 1.383 million persons--by the year 2001. The former is based on the assumptions of continuing declining fertility rates, relatively low net international migration and unfavourable net interprovincial migration patterns, while the latter is based on more "optimistic" assumptions. Fertility rates in 1983 were at below the replacement levels of 1.66 (children per woman) for Canada and 1.63 for Ontario. Three alternative fertility trends are considered: (a) continued decline to 1.40 and 1.36 respectively by 1996 and constant thereafter, (b) stability at 1983 levels, or (c) gradual reversal to above replacement levels of 2.20 and 2.15 respectively by 1996 and constant thereafter. Two alternative net international migration levels are considered distinguishable only by their alternative assumptions concerning gross immigration to Canada: (a) 100,000 persons per year or (b) 150,000 persons per year. In both cases emigration is assumed to be 50,000 persons per year, with Ontario assumed to capture 47 per cent of the immigrants and account for 47.2 per cent of the emigrants. Net international migration to Ontario is, therefore, 23.4 (=47.0-23.6) thousand persons per year or 46.9 (=70.5-23.6) thousand persons per year respectively. Three alternative interprovincial migration patterns are considered. Pattern A is described as "an extrapolation of current (1982-83) trends" and hence incorporates the return migration from Western Canada to Ontario. Pattern B assumes "a return to the 1974-81 situation" when the population left Ontario for Western Canada, which pattern C is described as midway between patterns A and B. Consequently, pattern A is the most favourable to Ontario, followed by C and B in that order. It is not surprising, therefore, to find the lowest population projection associated with the lowest fertility rate, lower net international migration level and most unfavourable interprovincial migration pattern, while the highest population projection is associated with the highest fertility rate, higher net international migration level, and most favourable interprovincial migration pattern. All other projections lie in this range.

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* The slight difference between this and the Ontario Ministry of Treasury and Economics estimate (in Table 2.5) reflects a slightly different postcensus estimation methodology.

The plethora of alternatives presented in Table 2.10 invites the question as to which is the most likely outcome. This requires judgement on each of the major assumptions employed. With respect to fertility, continuation of past trends would point to the lowest fertility rate as the most likely, although such a choice could involve considerable dispute.* With respect to international migration, immigration levels since 1976 have averaged approximately 120,000 persons which is almost between the two levels postulated. This would seem to be a more likely longer-run level than either of the two alternatives offered.* Of the net interprovincial migration patterns available only pattern C seems the most likely longer-run alternative. The likelihood of a renewed resource-based boom in the West throughout this period appears unlikely from today's perspective, while the recent pattern of return migration from the West must surely taper off. With these considerations in mind, the most likely population for Ontario in 2001 would appear to be an average of the 1.36/23.4/C and 1.36/46.9/C scenarios of 9.895 and 10.209 million persons respectively, or 10.052 million persons. If fertility rates stabilise, the most likely population would be 10.265 million persons (the average of 10.106 and 10.425). Consequently, a population slightly in excess of 10 million persons by 2001 would appear to be the most likely result from these projections.

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* The dispute centres around delayed family formation by women and the Easterlin (1980) hypothesis that inevitably unrealized expectations by the Baby Boomers has resulted in reduced family formation and that the following generation will not have similar experiences because of their reduced size and hence family formation will increase.

It can be noted that such a projection implies a continuation of declining population growth and population aging. A population of, say 10.150 million persons in 2001 implies an average annual growth of 0.8 per cent per annum over the remainder of the century, which is well below historical experience (Table 2.2). Moreover, the median age of the Ontario population is projected to rise from 31.4 years to around 38 years, again outside all historical experience.

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* Mid-points of announced immigration levels for 1986 and 1987 are 110,000 and 120,000 persons respectively.

2.4.2 G.M. Stamm Projections

Table 2.11 summarises the alternative population scenarios in 2001 for Ontario developed by G.M. Stamm Economic Research Associates for the Commission. The starting year for these projections is 1981. Unlike the Statistics Canada projections which are developed on provincial-based assumptions, the Stamm projections use assumptions at the county level and obtain the provincial totals as an aggregation of the 52 counties (and regional municipalities) in the province.

The Stamm population estimates range from a low of 9.982 million persons to a high of 11.034 million persons by the year 2001 - a range of just over one million persons. Not surprisingly, the former is associated with low fertility and low net migration, while the latter is associated with high fertility and high net migration to the province. Three alternative assumptions for each component are considered. For fertility it is assumed that: (a) the fertility rate declines over the 1980s and then rises over the 1990s to reach an average level of 1.58 (children per woman) by 2001, which is still below replacement levels; or (c) the fertility rate declines over 1981-86 and then rises over the remainder of the century to a level of 2.06 by 2001, which is just below the replacement level of 2.12 children per women. For net migration, which includes both net international and net interprovincial migration, it is assumed that a net average intake of 50 thousand persons per year is received by the province for all alternatives over 1981-86. Thereafter, the assumptions are 40, 50 and 60 thousand persons a year over 1986-91 and 30, 50 and 70 thousand persons a year over the

TABLE 2.11

STAMM POPULATION ASSUMPTIONS AND PROJECTIONS, ONTARIO, 2001

(thousands)

		Net Migration	
Fertility	Low	Medium	High
	(30	(50)	(70)
Low (1.34)	9981.9	10252.6	10523.4
Medium (1.58)	10165.4	10439.9	10714.4
High (2.06)	10470.8	10752.4	11034.0

Source: G.M. Stamm Economic Research Associates.

TABLE 2.12

TREASURY AND ECONOMICS POPULATION ASSUMPTIONS AND PROJECTIONS, ONTARIO, 2001

(thousands)

		Net Migration	
Fertility	Low	Medium	High
	(22)	(31)	(43)
Low (1.36)	N.A.	10042.0	N.A.
Medium (1.67)	10063.7	10236.2	10467.4
High (2.10)	N.A.	10485.7	N.A.

Source: Ontario Ministry of Treasury and Economics, Demographic Bulletin, (August 1985).

1990s for the low, medium and high alternatives respectively. All figures refer to net migration and no distinction is made between in-migration and out-migration. The assumptions, therefore, are consistent with a variety of in-migration and out-migration scenarios.

2.4.3 Ontario Ministry of Treasury and Economics Projections

Table 2.12 summarises the alternative population scenarios for Ontario in 2001 released by the Ontario Ministry of Treasury and Economics. Once again three alternative fertility and migration assumptions are employed (and designated low, medium and high respectively). The Ministry presents details for all medium fertility and medium migration assumptions, resulting in a total of five alternative population scenarios.

The resulting estimates range from a low of 10.042 million persons to a high of 10.486 million persons by the year 2001 - a range of under half a million persons. The former is associated with the low fertility and the latter with the high fertility alternative (both with medium migration). The low fertility alternative assumes that the total fertility rate will decline from 1.66 (children per woman) in 1983 to 1.36 in 2006, while the high fertility alternative assumes a gradual increase to 2.10 in 2006, the level at which the population would replace itself. For net migration, which includes both net international and net interprovincial migration, all three alternatives incorporate a decline in migration between 1984 and 1991 in anticipation of a slowdown in interprovincial migration from its recent high levels. Net migration is held constant thereafter, but at three different levels - 22, 31 and 43 thousand persons a year for the low, medium and high alternatives respectively. Once again these net migration assumptions are consistent with a variety of in-migration and out-migration scenarios.

2.4.4 Comparisons

A comparison of Tables 2.10, 2.11 and 2.12 hinges more on the net migration assumptions since the fertility assumptions are "reasonably comparable". The Stamm low net migration assumption (of 30 thousand persons a year) would appear to be most comparable to the Statistics Canada interprovincial migration pattern C under the lower net international migration assumption (that is, 5.4 + 23.4 = 28.8) and the Treasury and Economics medium migration assumption (of 31). The Stamm medium net migration assumption (of 50 thousand persons a year) could, perhaps, be compared to the Statistics Canada pattern C under the high net international migration assumption (that is, 5.4 + 46.9 = 52.3). There is no comparable Treasury and Economics assumption (the highest being 43). The highest net migration assumption is Statistics Canada is represented by pattern A under the higher net migration assumption (10.2 + 46.9 = 57.1) which is still well below the Stamm high net migration alternative (of 70) and well above the Treasury and Economics high net migration alternative (of 43). Consequently, it is not surprising that Stamm has the highest of these population estimates for the province by 2001. In contrast, the lowest net migration assumption in Statistics Canada is represented by pattern B under the lower net migration assumption (-9.4 + 23.4 = 14.0) which is much lower than any assumption considered by Stamm or Treasury and Economics (the lowest of which is 22). Consequently, Statistics Canada has the lowest of the population estimates for the province. In general, therefore, population levels considered by Statistics Canada and Treasury and Economics are lower than those considered by Stamm.

Once again the choice of a preferred projection from Tables 2.11 and 2.12 hinges on the choice of assumptions. Consistency with the arguments presented in section 2.4.1 requires preference for the low or medium fertility alternatives combined with an average of the low and medium net migration alternatives in the Stamm projections. This latter average of 40 thousand persons a year compares favourably with the average of Statistics Canada's net international migration assumptions under net interprovincial migration pattern C (35.1 + 5.4 = 40.5). Consequently, further analysis in this study with the Stamm projections concentrates on the four low-medium combinations. With regard to the Treasury and Economics projections, the most comparability is between the three medium net migration scenarios and the Stamm low net migration assumption. The Treasury and Economics low net migration assumption is lower than anything considered by Stamm (but higher than the lowest Statistics Canada assumption), while the high net migration assumption lies between Stamm's low and medium assumptions (but is lower than the highest Statistics Canada assumption). Consequently, all five Treasury and Economics projections will be considered in the analysis which follows.*

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* Inclusion of the high fertility scenario here provides "completeness".

As a representative example of those projections, Chart 2.1 presents the sex and age distribution of the population in 1981 and in 2001 for the Stamm low fertility/medium migration projection. In 1981 it is apparent that the Baby Boom Generation embraced the 15 to 34 age groups. The younger age groups, representing the base of population "pyramid", were much smaller, reflecting the rapid decline in fertility rates since the early 1960s. With continued low fertility, this base continues to shrink so that by 2001, the pre-working age young had declined to about 16 per cent of the population (from 21.2 per cent in 1983; see Table 2.5). By this time the Baby Boom Generation has aged into the 35 to 54 years age groups, while the post-working age elderly population increases to around 14 per cent (compared to 10.4 per cent in 1983).

All projections indicate similar aging trends. Table 2.13 summarises the characteristics of the alternative scenarios chosen for further use in this study. All show noticeably declining proportions in the younger age groups and noticeably increasing proportions in the older age groups (compare with Table 2.3). Not surprisingly, lower fertility reduces the proportion in the young (zero to 14 years) age group, while higher (that is, medium) migration increases the proportion in the 15 to 34 age groups.* Nonetheless, the message of all of the population projections is clear; Ontario will face declining population growth accompanied by population aging over the remainder of the twentieth century.

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* The propensity to migrate is greater when an individual is in their twenties and early thirties.

CHART 2.1

POPULATION BY AGE AND SEX, STAMM LOW/MEDIUM ALTERNATIVE, ONTARIO, 1981 AND 2001

```
-------------------------------------------------------------------------------
ONTARIO           POPULATION (LOW FERTILITY, MED MIGRATION)   FOR THE YEAR 1981
-------------------------------------------------------------------------------

AGES                                                       MALE  FEMALE   TOTAL
85+   |                      *|**                     |   21300   51535   72835
80-84 |                     **|***                    |   34045   63760   97805
75-79 |                    ***|****                   |   64495   96330  160825
70-74 |                  *****|******                 |  100700  130185  230885
65-69 |                *******|********               |  141225  164465  305690
60-64 |               ********|*********              |  168720  187735  356455
55-59 |             **********|***********            |  215725  233045  448770
50-54 |            ***********|***********            |  235545  233425  468970
45-49 |            ***********|***********            |  236515  231495  468010
40-44 |            ***********|***********            |  247245  244705  491950
35-39 |         **************|*************          |  291475  289685  581160
30-34 |      *****************|*****************      |  357100  364425  721525
25-29 |      *****************|*****************      |  358845  376005  734850
20-24 |     ******************|******************     |  392650  396990  789640
15-19 |    *******************|******************     |  413380  395515  808895
10-14 |       ****************|***************        |  346670  329705  676375
5 - 9 |        ***************|**************         |  317340  300015  617355
0 - 4 |         **************|*************          |  303730  289335  593065
      +---+---+---+---+---+---+---+---+---+---+---+---+
      6   5   4   3   2   1   0   1   2   3   4   5   6 4246705 4378355 8625060
      MALE                    %                  FEMALE
```

```
-------------------------------------------------------------------------------
ONTARIO           POPULATION (LOW FERTILITY, MED MIGRATION)   FOR THE YEAR 2001
-------------------------------------------------------------------------------

AGES                                                       MALE  FEMALE   TOTAL
85+   |                     **|******                 |   46292  148353  194645
80-84 |                    ***|*****                  |   65909  115643  181552
75-79 |                  *****|*******                |  117222  176569  293791
70-74 |                 ******|********               |  161356  201358  362714
65-69 |                *******|********               |  189706  216285  405991
60-64 |              *********|*********              |  219680  238779  458460
55-59 |            ***********|***********            |  276833  289508  566341
50-54 |         **************|***************        |  357540  371829  729370
45-49 |        ***************|****************       |  381951  398969  780920
40-44 |      *****************|*****************      |  435764  440421  876186
35-39 |     ******************|******************     |  466476  454597  921073
30-34 |       ****************|***************        |  401666  392366  794033
25-29 |         **************|**************         |  367390  358222  725613
20-24 |          *************|*************          |  344928  336038  680966
15-19 |          *************|************           |  330841  316311  647152
10-14 |           ************|***********            |  308678  293431  602108
5 - 9 |            ***********|**********             |  278786  265050  543836
0 - 4 |             **********|*********              |  250098  237764  487862
      +---+---+---+---+---+---+---+---+---+---+---+---+
      6   5   4   3   2   1   0   1   2   3   4   5   6 5001119 525149510252614
      MALE                    %                  FEMALE
```

Source: G.M. Stamm Economic Research Associates.

TABLE 2.13

SELECTED POPULATION PROJECTIONS BY AGE, ONTARIO, 2001

(per cent)

Alternative Fertility/Migration	Age (Years) 0-14	15-34	35-64	65+	Total (thousands)
1981:	21.9	35.4	32.6	10.1	8625.1
STAMM:					
Low/Low	15.7	27.4	42.6	14.3	9981.9
Low/Medium	15.9	27.8	42.3	14.0	10252.6
Medium/Low	17.1	27.0	41.9	14.0	10165.4
Medium/Medium	17.3	27.4	41.5	13.8	10470.8
T & E:					
Low/Medium	16.9	27.2	41.8	14.1	10042.0
Medium/Low	18.3	26.5	41.2	14.0	10063.7
Medium/Medium	18.4	26.7	41.0	13.9	10236.2
Medium/High	18.5	27.0	40.8	13.7	10467.4
High/Medium	20.2	26.2	40.0	13.5	10485.7

Source: G.M. Stamm, Economic Research Associates and Ontario Ministry of Treasury and Economics (T & E).

2.5 Summary

This chapter has provided a selective review of the demographic history of Ontario over the postwar period and has examined likely future demographic developments in the province to the turn of the century. Historically the emergence of the Baby Boom Generation over the 1950s and early 1960s was clearly the most significant development. By the early 1980s this generation was in their late teens to late thirties* and was clearly influencing the buying patterns of population, including the demand for housing. Over the remainder of the twentieth century it is likely that Ontario will be faced with a continuation in the decline of population growth, averaging below one per cent per annum, accompanied by a significant aging of the population. These trends can be expected to have noticeable impacts on the housing markets in the province, including the market for rental housing. These impacts are explored in the following chapter.

Further details on the historical population data and the population projections to be used in the following chapter can be found in the appendix tables to this study (in sections A1 and A2 respectively).

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* By 1986 they were aged 20 to 39 years.

CHAPTER 3: HOUSEHOLD FORMATION AND HOUSING DEMAND

3.0 Introduction

This chapter reviews the history of household formation in Ontario over the postwar period and examines likely future developments to the turn of the century based, in large part, on the population projections presented in the previous chapter. The linkages with the housing markets in the province are outlined and likely future developments on the growth and composition of housing demand identified. The results of this chapter then provide input into the overview and discussion of housing demand-supply imbalances presented in Chapter 4, where likely "pressures" on rental housing markets in the province are identified.

3.1 An Historical Perspective

Household formation in the province over the period 1961-81 is summarised in Table 3.1 The number of households in the province almost doubled over this period from 1.64 million in 1961 to almost 3 million by 1981, which represents an average annual growth rate of 3.0 per cent. By 1981, Central Ontario, the most populous region, accounted for over 62 per cent of the households, up from around 59 per cent 20 years previously. All regions shared in this period of household growth.

Like the population growth, the average annual household growth of 3 per cent over 1961-81 has not been constant over time, nor has it been distributed evenly over the five regions. Table 3.2 summarises the average annual growth rates over the five year periods for each of the regions. Unlike the population, it shows increasing growth over the

TABLE 3.1

HOUSEHOLDS BY REGION, ONTARIO, 1961-81

(thousands)

Region	1961	1966	1971	1976	1981
Eastern	234.0	262.9	306.4	369.0	416.6
Central	943.8	1117.3	1360.8	1623.7	1843.4
Southwestern	282.6	306.3	348.0	401.3	443.2
Northeastern	126.8	132.9	151.3	171.0	188.7
Northwestern	53.7	57.1	61.7	69.7	77.8
Total	1640.9	1876.5	2228.2	2634.6	2969.8

Source: Statistics Canada, Census of Canada.

TABLE 3.2

HOUSEHOLD GROWTH BY REGION, ONTARIO, 1961-81

(per cent per annum)

Region	1961-66	1966-71	1971-76	1976-81
Eastern	2.36	3.10	3.79	2.46
Central	3.43	4.02	3.60	2.57
Southwestern	1.62	2.59	2.89	2.01
Northeastern	0.95	2.63	2.47	1.99
Northwestern	1.25	1.54	2.49	2.21
Total	2.72	3.49	3.41	2.42

Source: Table 3.1.

late 1960s, followed by declining average growth rates over the 1970s. This pattern is dominated by Central Ontario and is not consistent over the five regions. The eastern, southwestern and northwestern regions all displayed higher household growth rates in the early 1970s than in the late 1960s. In all regions, however, household growth over 1976-81 was declining and considerably lower than in previous five year periods. Over the 1970s both eastern and central Ontario have experienced above average household growth, with below average household growth being recorded in the southwestern and northern regions of the province.

Household growth in Ontario reflects a complicated array of factors. First, it is influenced by population growth. Other things being unchanged, declining population growth will lead to declining household growth, and vice versa, but other things seldom remain unchanged. As noted in chapter 2, population growth in the province has been characterised by the emergence and aging of the Baby Boom Generation and this has had, and can be expected to continue to have, a noticeable impact on household growth in the province. However, this impact is delayed approximately a generation as young people gradually mature into their own households. The emergence of the Baby Boom Generation over the late 1940s and through the 1950s naturally led to increased household growth over the late 1960s and through the 1970s. The age structure of the population, therefore, has had a noticeable impact on household growth. Third, net immigration has an impact on household growth which is not delayed. Since it is households that migrate, increased net migration will lead almost instantly to increased household growth, and vice versa. It could well be that different types of migrants possess different types of household characteristics, with intraprovincial migrants likely being the least different and international migrants likely being the most different from the non-moving provincial population.

The fourth influence on housing growth is contained in the myriad of factors which affect the average household size. The fact that household growth has exceeded population growth throughout the postwar period implies that the average household size has been declining. This relationship is captured in the definition of average household size (AHS):

$$\text{Average Household Size (AHS)} = \frac{\text{Total Population (POP)}}{\text{Total Number of Households (HH)}}$$

Hence the growth in the average household size equals the growth in the total population minus the growth in the total number of households. If the latter exceeds the former then the growth in average household size must be negative; that is, average household size must be declining.*

This is confirmed in Table 3.3 where it is shown that the average household size in the province has declined from 3.8 persons per household in 1961 to 2.9 persons per household in 1981, a reduction of almost one person per household on average in only 20 years. This reduction has

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* Put another way this means that the growth in the number of households equals the growth in the population minus the growth in average household size. In mathematical terminology, since

$$AHS = POP/HH,$$

hence $\dot{AHS} = \dot{POP}-\dot{HH}$

which implies $\dot{HH} = \dot{POP}-\dot{AHS}$

where a dot above the variable indicates percentage growth. If AHS is declining, $\dot{AHS}$ is negative and $\dot{HH}$ will be higher than $\dot{POP}$.

taken place largely since the mid 1960s and has been very similar across all regions in the province. Although the northern regions have always reported average household size above the provincial average, the decline has been even greater in these regions. Consequently, the dispersion in average household size between the regions in the province has been reduced considerably,* so that they are now much more similar.

Table 3.4 indicates that, on average, the average household size in the province declined over six per cent between the quinquennial censuses. Whether or not this decline will continue into the future remains open to considerable discussion. This is reviewed in the following section.

Tables 3.5 and 3.6 summarise the sex and age composition of households in Ontario over the historical period 1961-81. Note that these data embody both the changes in population (growth and composition) and reflect the changes in average household size reviewed above.** They indicate, very clearly, a number of important trends. First, they show the increasing proportion of households headed by females, which has almost doubled over the twenty years, so that by 1981 approximately one-quarter of Ontario households were headed by females. Second, they demonstrate the rapid increase and subsequent decline in the growth and proportion of households

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* From 0.61 to 0.25 persons per household, or from 16.1 to 8.6 per cent.

** Therefore, and perhaps more importantly, they also include the changes in headship rates reviewed below (in section 3.2).

TABLE 3.3

AVERAGE HOUSEHOLD SIZE BY REGION, ONTARIO, 1961-81

(persons per household)

Region	1961	1966	1971	1976	1981
Eastern	3.93	3.77	3.50	3.11	2.84
Central	3.75	3.68	3.41	3.11	2.90
Southwestern	3.61	3.57	3.39	3.11	2.87
Northeastern	4.22	4.10	3.85	3.41	3.09
Northwestern	4.03	3.91	3.64	3.35	3.04
Total	3.80	3.71	3.46	3.14	2.90

Source: Tables 2.1 and 3.1.

TABLE 3.4

CHANGE IN AVERAGE HOUSEHOLD SIZE BY REGION, ONTARIO, 1961-81

(ratio)

Region	1961-66	1966-71	1971-76	1976-81	1961-81
Eastern	0.96	0.93	0.89	0.91	0.92
Central	0.98	0.93	0.91	0.93	0.94
Southwestern	0.99	0.95	0.92	0.92	0.94
Northeastern	0.97	0.94	0.89	0.91	0.93
Northwestern	0.97	0.93	0.92	0.91	0.93
Total	0.98	0.93	0.91	0.92	0.94

Note: Ratio of closing year to opening year average household size.

Source: Table 3.3.

headed by the young, especially young males, reflecting the aging of the Baby Boom Generation. Third, they indicate the dominance but very gradually declining importance of "mature" (that is, aged 35 to 64 years) households, from approximately 59 to 52 per cent over the twenty year period. Finally, they show the relative constancy of the proportion of elderly households (at around 16.5 per cent) until 1981 at which time they increased to over half a million households which comprised 17.5 per cent of all households in the province. Whether or not these trends continue into the future is important for housing analysis and policy development. This task is taken up in Section 3.5 below, following a review of household projection methodology.

3.2 Translating Population into Households

As previously noted, the relationship between population (POP) and the number of households (HH) can be expressed using the average household size (AHS). Another, perhaps more common, way of expressing the same relationship is to use the concept of a headship rate (HR). This is defined as:

$$\text{Headship Rate (HR)} = \frac{\text{Total Number of Households (HH)}}{\text{Total Population (POP)}}.$$

It measures the number of households as a percentage of the population and can be viewed as an expression of the probability that a member of the population will form their own household. For example, in 1981 the overall headship rate for Ontario was

$$\text{HR}(1981) = \frac{2969.8}{8625.1} = 0.344$$

which indicates that there was 34.4 per cent probability of a resident of Ontario forming their own household.

TABLE 3.5

HOUSEHOLDS BY SEX AND AGE OF HOUSEHOLD HEAD, ONTARIO, 1961-81

(thousands)

Sex/Age Group (Years)	1961	1966	1971	1976	1981
Females:					
15 to 24	5.5	11.9	26.4	54.4	77.7
25 to 34	15.0	20.6	41.8	87.1	162.0
35 to 44	24.9	30.9	39.0	58.1	105.2
45 to 54	37.5	44.1	54.1	69.9	95.0
55 to 64	47.5	55.7	69.7	86.0	111.5
65 & over	92.7	116.2	142.5	182.2	227.4
Total	223.1	279.2	373.4	537.8	778.8
Males:					
15 to 24	55.9	80.9	122.5	144.8	130.5
25 to 34	320.8	339.1	419.1	520.6	538.4
35 to 44	364.9	411.8	432.2	443.1	471.1
45 to 54	296.6	334.8	383.2	427.1	420.0
55 to 64	202.2	234.1	274.3	305.7	338.6
65 & over	177.1	196.5	220.5	255.5	292.4
Total	1417.6	1597.3	1851.8	2096.8	2191.0
Both Sexes:					
Total	1640.8	1876.5	2225.2	2634.6	2969.8

Source: Statistics Canada, Census of Canada.

TABLE 3.6

HOUSEHOLD COMPOSITION BY SEX AND AGE OF HOUSEHOLD HEAD, ONTARIO, 1961-81

(per cent)

Sex/Age Group (Years)	1961	1966	1971	1976	1981
Females:					
15 to 24	0.3	0.6	1.2	2.1	2.6
25 to 34	0.9	1.1	1.9	3.3	5.5
35 to 44	1.5	1.6	1.8	2.2	3.5
45 to 54	2.3	2.3	2.4	2.7	3.2
55 to 64	2.9	3.0	3.1	3.3	3.8
65 & over	5.7	6.2	6.4	6.9	7.7
Total	13.6	14.9	16.8	20.4	26.2
Males:					
15 to 24	3.4	4.3	5.5	5.5	4.4
25 to 34	19.6	18.1	18.8	19.8	18.1
35 to 44	22.2	21.9	19.4	16.8	15.9
45 to 54	18.1	17.8	17.2	16.2	14.1
55 to 64	12.3	12.5	12.3	11.6	11.4
65 & over	10.8	10.5	9.9	9.7	9.8
Total	86.4	85.1	83.2	79.6	73.8
Both Sexes:					
Total	100.0	100.0	100.0	100.0	100.0

Source: Table 3.5.

A quick glance at the two formulae relating population and households reveals that

Headship Rate (HR) = 1/Average Household Size (AHS);

that is, the headship rate is the inverse of the average household size. Therefore a decline in the average household size is reflected in an increase in the headship rate, and vice versa.*

The traditional approach in the housing economics literature uses the headship rate concept when departing from aggregate summary statistics. This is because the headship rate concept adds "richness" when an age and gender breakdown is introduced into housing analysis. Moreover, the direct inverse relationship between the two concepts may be broken under these conditions. If the fertility rate falls, thus reducing the number of children in the population, the average household size will fall even though the headship rates for all relevant age groups (that is, above age 15 years) remain unchanged. Consequently, decomposition of the population into its age and gender components leads to a discussion of headship rates by age and sex rather than average household sizes by age and sex. This approach is adopted in this study. However, it is useful to keep in mind the above definitional relationship between the two aggregate concepts.

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* This identity does not hold exactly in the presence of institutionalised households which are removed from the calculation of AHS. For example, if POP = 10 and HH = 3, HR = 0.3 and AHS = 3.33, but if one of the members of the population is institutionalised then still HR = 0.3, but AHS = 3.0 (=9/3). Thus the HR concept is often considered a "cleaner" concept.

Table 3.7 presents headship rates by age and sex for Ontario for the period 1961-81. The 1981 distributions are summarised in Chart 3.1. These show some interesting compositional features embodied in the aggregate statistics. First, males have had significantly higher headship rates than females over all age groups in all time periods. This reflects not only a higher propensity to form households, especially at the younger ages, but also the fact that until recent years the male was traditionally designated as the "head" of the household.* Second, the increase in headship rates (or decrease in average household size) is almost entirely attributable to females over this period. This trend has occurred in all age groups, but has been particularly concentrated in the younger age groups. It primarily reflects the fact that more females are establishing their own households, although in more recent years it also reflects shared headship designations and the fact that, because of higher longevity among females, an increasing proportion of the elderly are females in their own households. Third, the data suggest that male headship rates actually declined in 1981 compared to 1976. This likely reflects some formerly "male" headed households now choosing shared headship, but it may also reflect changing economic conditions which influence the opportunity to establish a household. Fourth, and especially important for this study, it provides initial evidence on the life cycle hypothesis (see Chart 3.1). The probability of a person establishing

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* Shared household heads were first permitted in the 1981 census.

TABLE 3.7

HOUSEHOLD HEADSHIP RATES BY SEX AND AGE OF HOUSEHOLD HEAD, ONTARIO, 1961-81

(per cent)

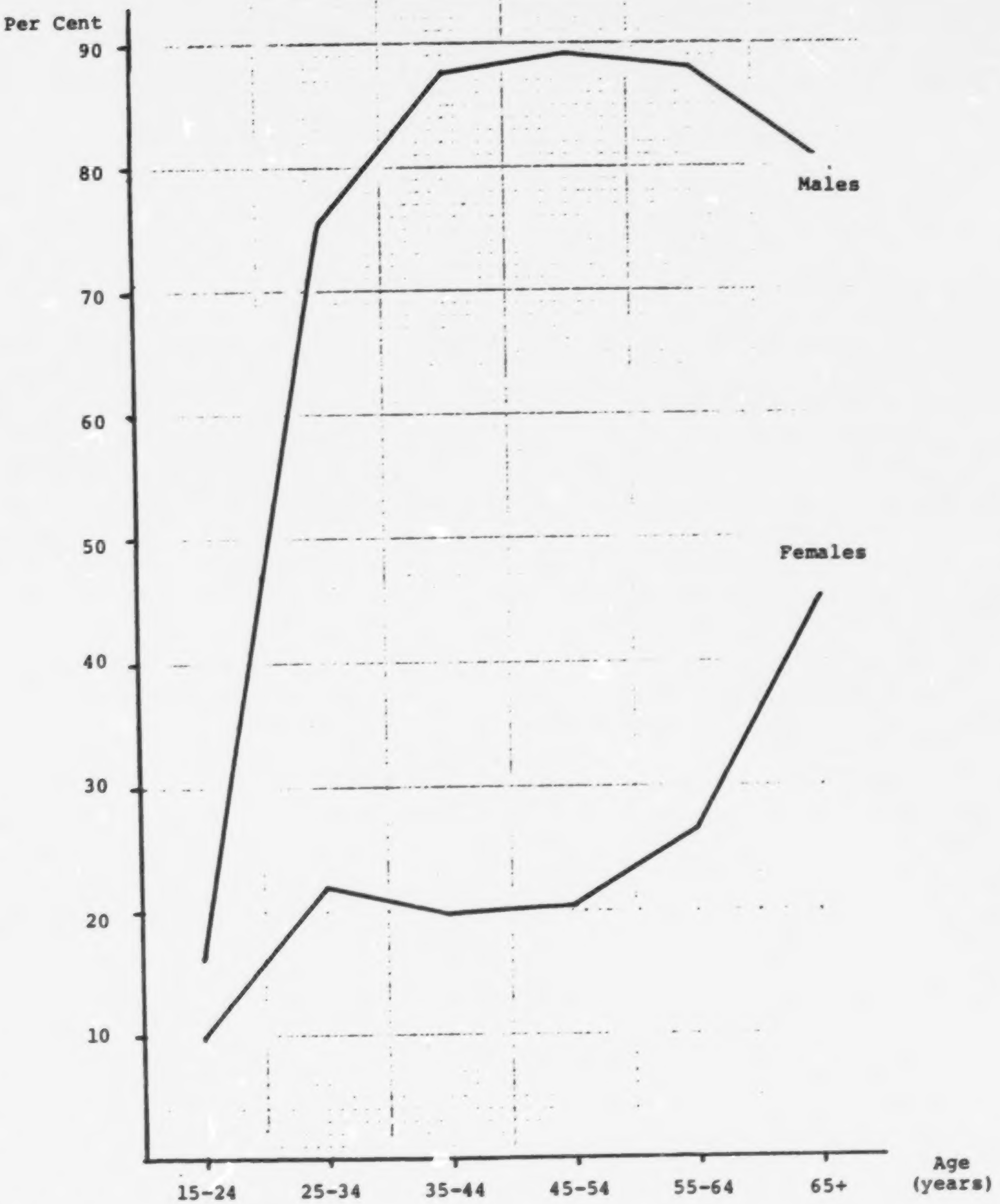
Sex/Age Group (Years)	1961	1966	1971	1976	1981
Females:					
15 to 24	1.3	2.2	3.8	7.1	9.8
25 to 34	3.5	4.7	8.1	13.4	21.9
35 to 44	5.8	6.6	8.5	12.2	19.7
45 to 54	11.4	11.9	12.6	14.8	20.4
55 to 64	20.0	22.6	22.0	24.0	26.5
65 & over	33.7	36.6	38.6	42.5	44.9
Total	10.5	11.6	13.4	17.0	22.5
Males:					
15 to 24	13.5	14.8	17.6	18.6	16.2
25 to 34	71.7	76.7	79.3	79.9	75.2
35 to 44	84.3	87.1	89.8	90.8	87.4
45 to 54	86.8	89.4	91.0	91.6	89.0
55 to 64	84.6	87.8	89.5	90.8	88.0
65 & over	76.4	78.6	80.2	82.3	80.8
Total	67.3	67.9	68.3	69.1	66.8
Both Sexes:					
Total	38.8	39.5	40.5	42.6	44.1

Note: The both sexes, total headship rate is expressed as a percentage of the population aged 15 years and over.

Source: Statistics Canada, Census of Canada.

CHART 3.1

HEADSHIP RATES BY SEX AND AGE, ONTARIO, 1981



Source: Table 3.7.

their own household generally increases with age for females* and until late middle age for males. At the young ages this indicates both the desirability and feasibility of establishing a household while at the older ages it indicates the opposite, primarily as a result of declining health especially for males. It is interesting to note that this life cycle pattern has remained largely unchanged over the twenty year period, 1961-81.

As suggested by the life cycle hypothesis, however, the pattern of headship rates differs noticeably according to the housing tenure decision. Tables 3.8 and 3.9 (and Chart 3.2) decompose the information presented in Table 3.7 (and Chart 3.1) into rental and owner-occupied headship rates. A number of points emerge from a comparison of these tables. First, ownership headship rates are generally higher than rental headship rates reflecting the fact that most households in Ontario own their own house. By 1981, for example, 63.3 per cent of households in Ontario owned while the remaining 36.7 per cent rented their housing services. Second, and not surprisingly, rental headship rates are higher than ownership headship rates in the younger age groups reflecting the fact that it is usually necessary to work for some time before purchasing a house. For females this occurs until the 45 to 54 years age group whereas for males it is only true for the youngest, 15 to 24 years age group. Third, the dominating increase in female headship rates occurred first in rental housing over the 1960s (when ownership headship rates

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* The slight decline in the 35 to 54 years age groups for females reflects the sharing of housing with a male designated "household head".

TABLE 3.8

RENTAL HOUSEHOLD HEADSHIP RATES BY SEX AND AGE OF HOUSEHOLD HEAD, ONTARIO, 1961-81

(per cent)

Sex/Age Group (Years)	1961	1966	1971	1976	1981
Females:					
15 to 24	1.2	2.1	3.7	6.7	9.0
25 to 34	2.5	4.0	7.0	10.9	15.9
35 to 44	3.3	4.2	5.7	7.6	10.3
45 to 54	4.8	5.8	6.3	7.3	8.8
55 to 64	6.4	10.1	9.7	10.8	11.2
65 & over	9.2	13.1	16.4	20.5	22.6
Total	4.1	5.6	7.4	10.1	12.9
Males:					
15 to 24	10.2	12.2	15.0	14.5	12.8
25 to 34	31.1	36.4	41.2	33.7	31.6
35 to 44	21.5	21.9	23.2	20.3	19.0
45 to 54	17.1	18.2	18.4	16.9	15.5
55 to 64	14.9	17.2	18.5	18.5	16.2
65 & over	12.3	15.4	18.1	21.1	21.3
Total	18.9	20.6	22.8	21.0	19.7
Both Sexes:					
Total	11.4	13.0	15.0	15.5	16.2

Source: Statistics Canada, Census of Canada.

TABLE 3.9

OWNERSHIP HOUSEHOLD HEADSHIP RATES BY SEX AND AGE OF HOUSEHOLD HEAD, ONTARIO, 1961-81

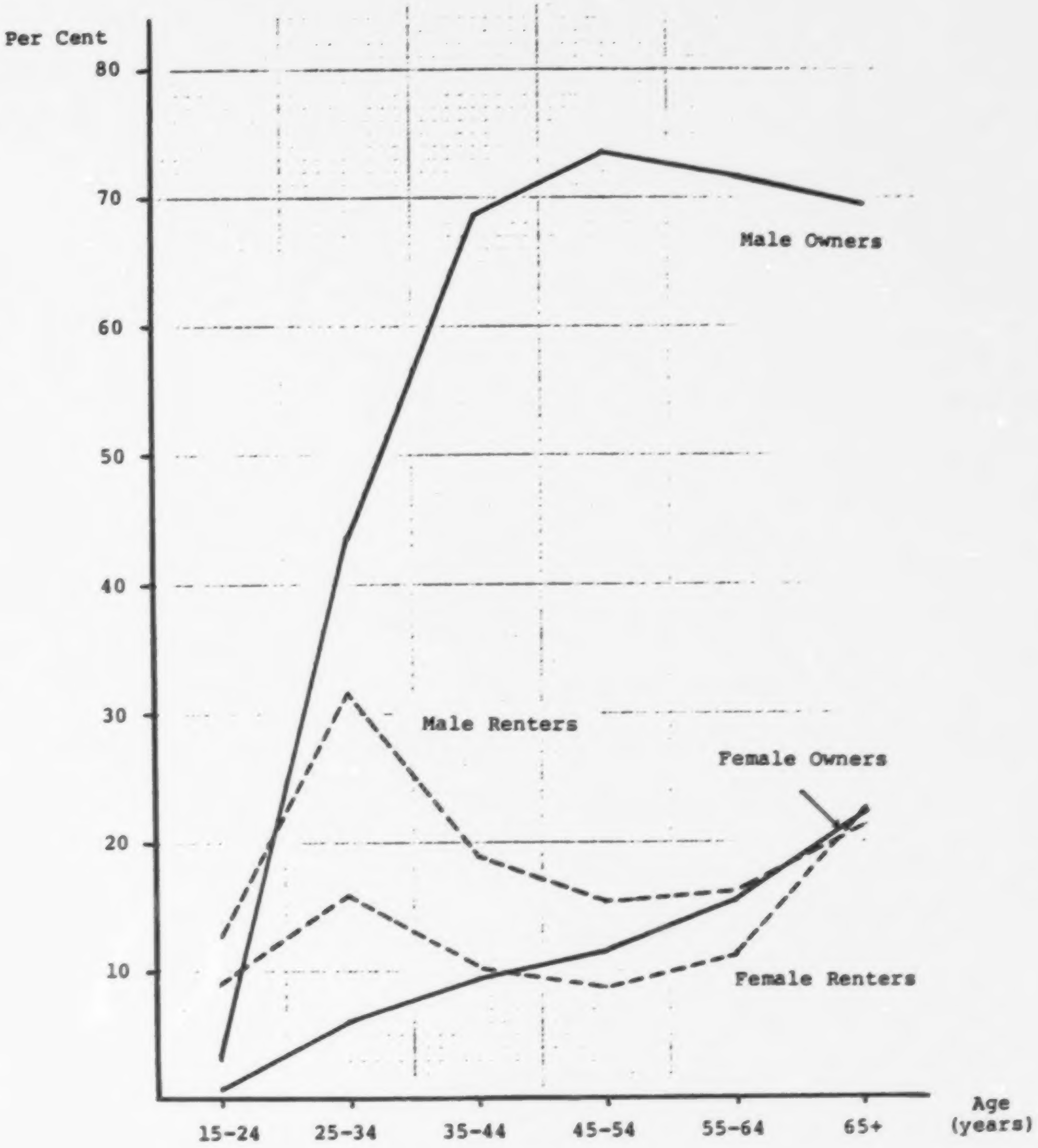
(per cent)

Sex/Age Group (Years)	1961	1966	1971	1976	1981
Females:					
15 to 24	0.1	0.1	0.1	0.3	0.8
25 to 34	0.9	0.7	1.0	2.5	6.0
35 to 44	2.5	2.4	2.8	4.6	9.4
45 to 54	6.6	6.2	6.3	7.5	11.6
55 to 64	13.5	12.5	12.3	13.2	15.3
65 & over	24.4	23.4	22.2	22.0	22.3
Total	6.4	6.1	6.0	6.9	9.6
Males:					
15 to 24	3.3	2.6	2.6	4.1	3.4
25 to 34	40.6	40.3	38.1	46.2	43.6
35 to 44	62.8	65.3	66.6	70.5	68.4
45 to 54	69.7	71.2	72.6	74.7	73.5
55 to 64	69.8	70.5	71.0	72.3	71.8
65 & over	64.2	63.1	62.1	61.3	59.5
Total	48.5	47.4	45.5	48.1	47.2
Both Sexes:					
Total	27.4	26.5	25.5	27.1	27.9

Source: Statistics Canada, Census of Canada.

CHART 3.2

HEADSHIP RATES BY TENURE, BY SEX AND AGE, ONTARIO, 1981



Source: Tables 3.8 and 3.9.

actually declined slightly, especially in the oldest age groups), and subsequently in both rental and ownership housing over the 1970s. These data suggest that females, not only established their own households over this period but increasingly established them in their own houses. Fourth, both the female and male rental headship rate age patterns have two peaks (see Chart 3.2), first in the 15 to 24 years age groups, and then again in the elderly age groups. The ownership headship rate patterns, on the other hand, are quite different from one another and from the rental patterns. For females, ownership headship increases with age throughout, whereas for males it rises to a peak in the 45 to 54 years age group and then declines. These patterns provide additional evidence on the life cycle hypothesis. They indicate that a "typical" housing demand profile is for rental housing in the early years, followed by home ownership in the mid-career age groups and then by rental housing again in retirement. Females are likely to spend longer than males in rental housing in their earlier years and are less likely to move into rental housing in retirement. These factors are of considerable importance in projecting housing demand.

Since headship rates differ so dramatically by age and, to a somewhat lesser degree, by gender it is important to include as much age and sex detail as possible when examining housing demand. These factors, which are consistent with a life cycle view of tenure choice, are also very important when examining the demand for the rental component of that demand. This is explored further is Section 3.5 below. The following section briefly reviews the determinants of household formation and this is followed by a methodological aside on household projections.

3.3 Determinants of Household Formation

In reviewing the translation of population into households in the previous section, the following equation was introduced:

$$HH = \frac{1}{AHS}*POP = HR*POP$$

where HH = number of households
AHS = average household size
POP = population size
and HR = headship rate.

Consequently, the determinants of the number of households can be conveniently categorised into the determinants of population size and the determinants of the headship rate. The former has been discussed in Chapter 2; this section is devoted to a brief review of the determinants of headship rates.* For convenience, they are categorised into four main groups.

(i) Demographic Determinants

Besides the influence of population size on the number of households, the demographic composition of the population is a major determinant of average household size. For example, high fertility rates generate a high proportion of young people in the population and, since the very young do not form their own households, average household size is increased not only for the year in which they are born, but also for a further 15 or 20 years. Then as they leave home and gradually enter the housing market, there is a reduction in the average household size and an increased demand for rental housing. Further, population aging gradually translates this demand into owner-occupied dwellings, while an increasing proportion of elderly in the society places further downward pressures on the average household size. This results from an increasing number of single person households because of the passing of one of the partners. The age and, to a somewhat lesser degree, the sex composition of the population, therefore, are important demographic determinants of the average household size.

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* More detailed discussions can be found in, for example, Miron (1983), Smith (1984), Fallis (1985) and references cited therein.

Demographic variables may also influence average household size through the determinants of headship rates. For example, to the extent that migration changes the cultural composition of the population, there may be changes in headship rates. Different "cultures" may not only have different views with respect to fertility (with the consequences noted above), but they may also possess different views with respect to the extended family, with obvious consequences for headship rates. An increasing proportion of the population who have extended family within individual households will decrease headship rates and increase average household size, and vice versa. Also population size may influence economic variables, such as wages and salaries, which, in turn, may influence both fertility and migration.

(ii) Economic Determinants

The "affordability" of housing is the crucial economic determinant of headship rates and hence average household size. Usually defined by an income to price (or rent) ratio (e.g. Smith 1984), affordability bears a direct relationship to headship rates and hence housing demand. Increased affordability leads to increased headship rates and hence increased housing demand as, for example, the young can afford to leave "home" to set up their own households at an earlier age, extended families and other households in shared accommodation gradually split into their own separate households, and the elderly can afford to maintain their own households longer. Decreased affordability caused by price or rent increases relative to income will delay or reverse these effects. Affordability may also influence housing demand more indirectly by facilitating the uncoupling of existing households by divorce or separation.

Affordability may also be influenced by other economic variables. Interest rates affect the affordability of mortgage payments, while unemployment influences income. Also, the whole list of variables determining the demand and supply schedules for housing services influence the price (or rent) and hence affordability. Note that they do not always complement the direct impacts. Decreased interest rates, for example, increase mortgage affordability, which also increases demand and hence price, which then reduces affordability as measured above.

(iii) Public Policies

There are few public policies which directly influence headship rates. Most, as noted in Chapter 2, work through the demand and/or supply schedules and hence influence market prices or rents, thereby affecting affordability and influencing headship rates. However, some public policies circumvent this market mechanism. One such policy is rent control. Restricting increases in rents to less than might be suggested by market forces, often means that rents increase by less than incomes. Affordability is thereby increased, resulting in increases in headship rates.

Another such policy is the availability of subsidised public housing. Once again, the rent charged is usually below that suggested by market forces, which increases affordability and hence headship rates. This is likely to be particularly relevant for the elderly. Here the availability of subsidised public housing enables them to maintain their own household longer than if market forces were allowed to prevail. Since a substantial proportion of these persons will be single person households, the increase in headship reduces the average household size.

(iv) Socioeconomic Determinants

Perhaps the most important socioeconomic determinants of household headship rates, and hence average household size, is the attitude towards the family. Attitudes to marriage, separation and divorce are prime examples. Pro-family attitudes reduce headship rates* and increase average family size, and vice versa. Another example of family-related attitudes alluded to above are attitudes toward the extended family. Pro-extended family attitudes reduce headship rates and increase average household size, and vice versa. Similarly, pro-commune or cooperative living arrangements among non-family members reduce headship rates, and increase average household size, and vice versa.

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* This is true even if headship is shared since each member gets a proportion of the family's unit headship rate.

Once again it is important to emphasise the interrelationships between these determinants. Attitudinal determinants can be either frustrated or facilitated by economic determinants, and it is likely that economic considerations influence attitudes and attitudinal changes. Economic considerations may precipitate public policies, and public policies affect the economic determinants. Moreover, the lines of interaction are not always direct -- for example, increased public spending on health care, which is a public policy decision in Ontario, may enable elderly persons to be more able to maintain their households longer.

3.4 Household Projections -- A Methodological Aside

The projections of the numbers of households into future time periods is a challenging task. Not only is there the problem of selecting the most appropriate population assumptions, but in addition there is the problem of selecting the most appropriate assumptions for headship rates (and, hence, average household size). Given the complexity of determinants and their interactions (see the previous section) this is no easy task. Moreover, there remains a debate as to how much disaggregation of data is necessary to produce "good" household projections.

To consider this issue, and to illustrate briefly the methodology underlying most (but not all) household projections, consider the following possible categories:

- age/sex groups;
- geographic areas (provinces, regions or counties);

- household types (marital status; spouse present/absent, etc.); and
- housing (or dwelling) types (rented/owned; multiple/ single etc.).

In theory, headship rates can be defined for every cell in this cross classification. However, this is likely to be a mammoth data task. For example, 12 age/sex groups and 2 housing types (see Tables 3.8 and 3.9), 52 counties and 4 household types (single, married spouse present, married spouse absent and other) results in almost 5,000 separate headship rates. Eliminating the county detail and using 5 regions instead would still involve nearly 500 headship rates. Expanding the number of dwelling types to 6 (single detached, single attached, multiple; each owned or rented), would increase this to 1,440 headship rates in the regional case. And all of these complications arise without even considering changes over time! These calculations must be repeated for each year. Moreover, because of the uncertainty regarding the future time-path of headship rates more than one scenario must usually be considered, again multiplying the numbers involved.

Household projections, therefore, involve immense data manipulations and often, not surprisingly, many simplifying assumptions. Criticism of such projections usually centres on the nature of the assumptions and the amount of detail considered. While it is clear that alternative assumptions -- such as increasing versus decreasing headship rates -- can lead to dramatically different projections (as is the case with population projections), the "jury remains out" on the optimum level of detail that should be used. Usually the level and type of detail employed in dictated more by the purpose for which the projections is intended (e.g. regional detail) than by any inherent optimality condition. A corollary of this observation is that more may not necessarily be "better", since the quality of the data likely diminishes considerably with greater detail.

In essence, therefore, household projections involve choosing:

(a) population projections (see Chapter 2),
(b) the level of detail to be considered,
(c) assumptions for each of the associated headship rates; and
(d) the relevant time horizon.

The household calculation (HH = HR*POP) is then applied for every cell in the chosen cross classification. Appropriate aggregates and summary statistics can then be computed in the usual way.

3.5 Household Projections for Ontario

This section is devoted to the development, presentation and discussion of household projections for Ontario to the year 2001. A brief comparison with other relevant work is provided in the following section. In this section, household projections are first developed on the basis of aggregate Ontario data to ascertain the major trends. Then subprovincial details are briefly considered. Subsequently, demographic (age and sex) data are incorporated to assess the impacts of the life cycle hypothesis and to obtain projections of rental housing demand. Finally, subprovincial details are incorporated into this framework. This method not only provides a step-by-step description of the procedure but also permits an assessment of the robustness of the conclusions to the incorporation of increasing amounts of detail. It should be emphasised, therefore, that the household projections presented earlier in this section are only reference projections against which the subsequent projections will be assessed.

To begin with, assumptions must be made about future headship rates. For reasons that will become apparent later, two alternative assumptions are considered in this study:

(a) headship rates remain constant at 1981 levels, or

(b) headship rates continue to rise by the same proportionate amount over 1981-2001 as was the case over 1961-81.

As will be demonstrated, these two alternative assumptions embrace a wide range of possible outcomes.

As background information, Table 3.10 sets out the simplest of all household projections for the province to the year 2001. Since these projections contain no disaggregation, both the headship rate and the average household size approach will yield identical results (see Section 3.2). Consequently, for the constant headship rate alternative, the 1981 value of 0.344 was used which implies an average household size of 2.90 persons (see Table 3.3). For the increasing headship rate alternative, the average 1961-81 five year change in the average household size (see Table 3.4) was used to project a headship rate for 2001.* This resulted in a projected overall headship rate of 0.451, or an average household size of 2.22 persons. The results vary from a low of 3.4 million households to a high of 4.7 million households, producing a large range of 1.3 million

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* The average of 0.935 was used for these calculations.

TABLE 3.10

ALTERNATIVE HOUSEHOLD PROJECTIONS, AGGREGATE DATA, ONTARIO, 2001

Alternatives	Population Projection (thousands)	Projected Average Household Size (persons per household)	Household Projection (thousands)	Average Annual Growth (1981-2001) (per cent)
(a) Constant Headship Rate				
Stat Can L,L,C	9,895.1	2.90	3,412.1	0.70
Stat Can L,M,C	10,105.6	2.90	3,484.7	0.80
Stat Can M,L,C	10,208.8	2.90	3,520.3	0.85
Stat Can M,M,C	10,424.9	2.90	3,594.8	0.96
Stamm L,L	9,981.9	2.90	3,442.0	0.74
Stamm L,M	10,252.6	2.90	3,535.4	0.88
Stamm M,L	10,165.4	2.90	3,505.3	0.83
Stamm M,M	10,439.9	2.90	3,600.0	0.97
T & E L,M	10,042.0	2.90	3,462.8	0.77
T & E M,L	10,063.7	2.90	3,470.2	0.78
T & E M,M	10,236.2	2.90	3,529.7	0.87
T & E M,H	10,467.4	2.90	3,609.4	0.98
T & E H,M	10,485.7	2.90	3,615.8	0.99
(b) Increasing Headship Rate				
Stat Can L,L,C	9,895.1	2.22	4,457.3	2.05
Stat Can L,M,C	10,105.6	2.22	4,552.1	2.16
Stat Can M,L,C	10,208.8	2.22	4,598.6	2.21
Stat Can M,M,C	10,424.9	2.22	4,695.9	2.32
Stamm L,L	9,981.9	2.22	4,496.4	2.10
Stamm L,M	10,252.6	2.22	4,618.3	2.23
Stamm M,L	10,165.4	2.22	4,579.0	2.19
Stamm M,M	10,439.9	2.22	4,702.7	2.32
T & E L,M	10,042.0	2.22	4,523.4	2.13
T & E M,L	10,063.7	2.22	4,533.2	2.14
T & E M,M	10,236.2	2.22	4,610.9	2.22
T & E M,H	10,467.4	2.22	4,715.0	2.34
T & E H,M	10,485.7	2.22	4,723.3	2.35

Notes: L = low, M = medium, H = high, C = interprovincial migration pattern (for further details see chapter 2).

Sources: Tables 2.10, 2.11 and 2.12 and calculations by the author.

households. Of particular note, is the sensitivity of the household projections to the headship rate assumption. With a constant headship rate there will be approximately 3.5 + 0.1 million households by 2001, representing an average annual growth rate of 0.85 + 0.15 per cent. However, under an increasing headship rate there will be approximately 4.6 + 0.1 million households by 2001, representing an average annual growth rate of 2.20 + 0.15 per cent. This substantial difference underscores the relative importance of the headship rate assumption.

However, in an historical context, it is important to note that both sets of household projections represent a noticeable decline in household growth over the next 20 years when compared to the last 20 years, during which annual growth in household formation averaged over 3 per cent. Consequently, regardless of population projection or even headship rate assumptions, household growth in the province can be expected to slow noticeably from an average of around 3 per cent per annum over 1961-81 to probably between 1 and 2 per cent per annum over 1981-2001. This trend, which is already established in recent historical data, reflects declining population growth in the province, which can be expected to continue (see chapter 2).* Even the most simple of household projections has, therefore, yielded a useful insight into likely future household developments in the province.

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* In fact, under these conditions the constant headship rate alternative mirrors the declining population growth alternatives - see section 3.1.

This simple household projection approach can be easily extended to the subprovincial level. These results (not shown) confirm the previous finding of reduced household growth to the turn of the century, and suggest above average growth continuing in Central Ontario and below average growth continuing in Northeastern Ontario. All other regions record somewhat below average growth.

Incorporating this subprovincial detail introduces, not only additional information, but also an interesting additional effect. Projections of total households and hence of household growth are generally lower under these conditions than in Table 3.10. This suggests that the population of the province is, on average, gradually moving to regions with higher average household sizes. A more careful examination, however, reveals that the largest relative increases in headship rates over 1961-81 occurred in the eastern and northern regions of the province (see Table 3.4). Hence, projecting these trends into the future results in their implied average household size actually falling very close to or even below that of Central Ontario.* The decline in Eastern Ontario is especially noticeable, resulting in slightly above average household growth in the region even though it is projected to have below average population growth. In essence, these results are largely influenced by the fact that the most populous and rapidly growing region of Central Ontario has the second smallest decline in average household size (after Southwestern Ontario). Consequently, these results, although only illustrative, suggest that the population is moving into regions where the gains in household growth from changing household size are likely to be relatively smaller. This ameliorates somewhat the overall growth of households in the province.

Although only illustrative, these initial household projections do delineate useful boundaries for further analysis and suggest some tentative findings. For example, the number of households in Ontario can be expected to increase from around 3 million to between approximately 3.5 to 4.5 million, depending primarily on what happens to household headship rates. The projections are much less sensitive to the migration and the fertility assumptions. Irregardless of the projection selected, household growth over 1981-2001 can be expected to decline noticeably compared to the previous twenty years. Moreover, the provincial population is moving into regions where the gains in household growth from changing household size are likely to be smaller. These are useful tentative findings.

Although yielding useful initial insights, the above household projections should be considered illustrative since they do not incorporate any information on life cycle behaviour and the effects of population aging on future household growth in the province. Since population aging has been identified as an important demographic trend in future years in the province (see chapter 2), and since the life cycle hypothesis of housing choice has been demonstrated by the variation in headship rates (see section 3.2), it is important to explore these effects on household projections.*

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* Recall that the age characteristics of the population projections are summarised in Table 2.13, while the headship rates for different sex and age groups are presented in Table 3.7 (and Chart 3.1). More details can be found in the accompanying appendix tables.

These projections are summarised in Tables 3.11 and 3.12 for the Stamm population projections, and Table 3.13 and 3.14 for the Treasury and Economics population projections.

A quite dramatic general result emerges from these projections. They show that the effect of population aging is to increase household growth noticeably in the province over the period to 2001. For example, a comparison of the constant headship rate projection with the Stamm low fertility, medium migration (L, M) population projection shows the total number of projected households to rise from 3.535 million (Table 3.10) to 4.091 million (Table 3.11) by the year 2001. The aging effect has added around 550,000 households over this period.* The average annual growth rate is increased from a little under one per cent to 1.6 per cent per annum - a quite substantial increase. Similar results are obtained across all population projections.**

Why are these effects so noticeable? The answer lies primarily in the aging of the Baby Boom Generation.*** To understand the effects of population aging on household

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* Experimentation with further age disaggregation increased this even more. For example, using ten year age groups increased the projection to 4.129 million, an increase of almost 600,000 households.

** The increases under the increasing headship rate assumption are less because the methods of projecting headship rates are different. Since headship rates approach the upper limit for some age-sex groups, use of the previous ratio approach for headship rates could result in increases above 100 per cent. Consequently, the ratio approach was applied by proportionally reducing one minus the headship rate in line with historical experience.

*** Recall that this Generation approximately spans birthdates between 1947 and 1966 inclusive. Therefore they started to reach age 25 years in 1972 and will continue to do so until 1991. The maximum number corresponds to a birth year of 1963. They reach 25 years in 1988.

TABLE 3.11

ALTERNATIVE HOUSEHOLD PROJECTIONS BY SEX AND AGE, STAMM POPULATION PROJECTIONS, CONSTANT HEADSHIP RATES, ONTARIO, 2001

Sex/Age Group (years)	1981 Head-Ship Rate (Per Cent)	Stamm Population Projection			
		L,L	L,M	M,M	M,M
		(thousands)			
Females:					
15 to 24	9.8	58.9	61.2	59.7	62.0
25 to 44	20.8	315.9	328.6	315.9	328.5
45 to 64	23.3	294.0	297.8	294.0	297.8
65 & over	44.8	375.4	379.3	375.3	379.3
Total	22.5	1044.2	1066.9	1044.9	1067.6
Males:					
15 to 24	16.3	105.5	108.8	106.9	110.2
25 to 44	80.5	1306.4	1353.9	1306.5	1353.9
45 to 64	88.7	1084.7	1097.3	1084.7	1097.3
65 & over	80.7	459.3	463.6	459.3	463.6
Total	66.9	2955.9	3023.6	2957.3	3025.0
Both Sexes:					
Total	44.1	4000.1	4090.5	4002.2	4092.6
		(per cent)			
Females:					
15 to 24	2.6	1.5	1.5	1.5	1.5
25 to 44	9.0	7.9	8.0	7.9	8.0
45 to 64	7.0	7.4	7.3	7.4	7.3
65 & over	7.7	9.4	9.3	9.4	9.3
Total	26.2	26.1	26.1	26.1	26.1
Males:					
15 to 24	4.4	2.6	2.7	2.7	2.7
25 to 44	34.0	32.7	33.1	32.6	33.1
45 to 64	25.5	27.1	26.8	27.1	26.8
65 & over	9.9	11.5	11.3	11.5	11.3
Total	73.8	73.9	73.9	73.9	73.9
Both Sexes:					
Total	100.0	100.0	100.0	100.0	100.0

Sources: Appendix tables.

TABLE 3.12

ALTERNATIVE HOUSEHOLD PROJECTIONS BY SEX AND AGE, STAMM POPULATION PROJECTIONS, INCREASING HEADSHIP RATES, ONTARIO, 2001

Sex/Age Group (years)	Projected Headship Rate (Per Cent)	Stamm Population Projection			
		L,L	L,M	M,M	M,M
		(thousands)			
Females:					
15 to 24	18.7	109.7	114.0	111.2	115.5
25 to 44	35.1	532.4	553.1	532.3	553.0
45 to 64	31.7	395.8	400.9	395.7	400.9
65 & over	54.7	457.8	462.6	457.7	462.6
Total	-	1495.6	1530.7	1497.0	1532.0
Males:					
15 to 24	20.1	124.8	128.9	126.5	130.0
25 to 44	82.0	1329.0	1377.4	1329.0	1377.4
45 to 64	90.5	1105.8	1118.7	1105.8	1118.7
65 & over	83.9	478.2	482.8	478.2	482.8
Total	-	3037.9	3107.8	3039.6	3109.5
Both Sexes:					
Total	-	4533.5	4638.5	4536.6	4641.5
		(per cent)			
Females:	1981				
15 to 24	2.6	2.4	2.5	2.5	2.5
25 to 44	9.0	11.7	11.9	11.7	11.9
45 to 64	7.0	8.7	8.6	8.7	8.6
65 & over	7.7	10.1	10.0	10.1	10.0
Total	26.2	33.0	33.0	33.0	33.0
Males:					
15 to 24	4.4	2.8	2.8	2.8	2.8
25 to 44	34.0	29.3	29.7	29.3	29.7
45 to 64	25.5	24.4	24.1	24.4	24.1
65 & over	9.9	10.6	10.4	10.5	10.4
Total	73.8	67.0	67.0	67.0	67.0
Both Sexes:					
Total	100.0	100.0	100.0	100.0	100.0

Note: Aggregate projected headship rates vary with the projection and hence are not included.

Sources: Appendix tables.

TABLE 3.13

ALTERNATIVE HOUSEHOLD PROJECTIONS BY SEX AND AGE, T. & E. POPULATION PROJECTIONS, CONSTANT HEADSHIP RATES, ONTARIO, 2001

Sex/Age Group (years)	Projected Headship Rate (Per Cent)	T. & E. Population Projection				
		L,M	M,L	M,M	M,H	H,M
			(thousands)			
Females:						
15 to 24	9.8	60.8	59.5	61.0	63.0	61.6
25 to 44	20.8	314.5	306.4	314.5	325.3	314.5
45 to 64	23.3	291.7	288.9	291.7	295.6	291.7
65 & over	44.8	364.0	360.5	364.0	368.8	364.0
Total	22.5	1031.0	1015.3	1031.2	1052.8	1031.9
Males:						
15 to 24	16.3	108.3	106.5	108.6	111.5	109.7
25 to 44	80.5	1277.0	1250.7	1277.1	1312.3	1277.0
45 to 64	88.7	1071.5	1062.7	1071.5	1083.5	1071.5
65 & over	80.7	471.7	467.7	471.7	477.0	471.7
Total	66.9	2928.5	2887.6	2928.9	2984.3	2929.9
Both Sexes:						
Total	44.1	3959.5	3902.9	3960.1	4037.0	3961.7
			(per cent)			
Females:						
15 to 24	2.6	1.5	1.5	1.5	1.6	1.6
25 to 44	9.0	7.9	7.9	7.9	8.1	7.9
45 to 64	7.0	7.4	7.4	7.4	7.3	7.4
65 & over	7.7	9.2	9.2	9.2	9.1	9.2
Total	26.2	26.0	26.0	26.0	26.1	26.1
Males:						
15 to 24	4.4	2.7	2.7	2.7	2.8	2.8
25 to 44	34.0	32.3	32.1	32.3	32.5	32.2
45 to 64	25.5	27.1	27.2	27.1	26.8	27.1
65 & over	9.9	11.9	12.0	11.9	11.8	11.9
Total	73.8	74.0	74.0	74.0	73.9	74.0
Both Sexes:						
Total	100.0	100.0	100.0	100.0	100.0	100.0

Sources: Appendix tables.

TABLE 3.14

ALTERNATIVE HOUSEHOLD PROJECTIONS BY SEX AND AGE, T. & E. POPULATION PROJECTIONS, INCREASING HEADSHIP RATES, ONTARIO, 2001

Sex/Age Group (years)	Projected Headship Rate (Per Cent)	T. & E. Population Projection				
		L,M	M,L	M,M	M,H	H,M
		(thousands)				
Females:						
15 to 24	18.7	113.1	110.6	113.5	117.2	114.6
25 to 44	35.1	528.6	515.5	528.5	546.1	528.6
45 to 64	31.7	392.3	388.4	392.3	397.6	392.3
65 & over	54.7	444.1	439.7	444.1	450.0	444.1
Total	-	1478.0	1454.3	1478.4	1510.8	1479.5
Males:						
15 to 24	20.1	128.6	126.3	129.1	132.7	130.3
25 to 44	82.0	1299.6	1272.6	1299.6	1335.6	1299.6
45 to 64	90.5	1092.2	1083.2	1092.2	1104.4	1092.2
65 & over	83.9	490.9	486.8	490.9	496.5	490.9
Total	-	3011.3	2969.0	3011.7	3069.2	3013.0
Both Sexes:						
Total	-	4489.3	4423.2	4490.1	4580.1	4492.5
		(per cent)				
Females:	1981					
15 to 24	2.6	2.5	2.5	2.5	2.6	2.6
25 to 44	9.0	11.8	11.7	11.8	11.9	11.8
45 to 64	7.0	8.7	8.8	8.7	8.7	8.7
65 & over	7.7	9.9	9.9	9.9	9.8	9.9
Total	26.2	32.9	32.9	32.9	33.0	32.9
Males:						
15 to 24	4.4	2.9	2.9	2.9	2.9	2.9
25 to 44	34.0	29.0	28.8	28.9	29.2	28.9
45 to 64	25.5	24.3	24.5	24.3	24.1	24.3
65 & over	9.9	10.9	11.0	10.9	10.8	10.9
Total	73.8	67.1	67.1	67.1	67.0	67.1
Both Sexes:						
Total	100.0	100.0	100.0	100.0	100.0	100.0

Note: Aggregate projected headship rates vary with the projection and hence are not included.

Sources: Appendix tables.

formation, it is necessary to combine the changing age structure of the population with the life cycle dominated headship pattern. The movement of large cohorts of persons out of their youth (15 to 24 years) and into their young adulthood (25 to 34 years) leads to a large increase in headship rates as they leave home to establish their own households. In Ontario in 1981, for example, the combined (male and female) headship rate rises from 13 to 48 per cent between these two age groups. A further not insignificant increase takes place between the 25 to 34 and the 35 to 44 years age groups where the combined headship rate rises further to 54 per cent. This probably reflects more the disintegration of existing households (through separation and divorce) than the establishment of first-time households. Thereafter, the combined headship rate rises slightly to average 55 and 56 per cent over the next two ten-year age groups, and then increases to almost 60 per cent in the 65 years and over age group. Aging through this lifecycle housing pattern, therefore, increases household formation, especially in the early years.

With these headship rate pattern clearly in mind, the effects of the Baby Boom Generation on household formation in the province can be outlined.* They were in their youth over the 1960s and into the early 1970s, hence not many formed their own households over this period. Household formation for this group did not really start until the 1970s and it continue for a generation; that is, through the 1980s. The

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* Note that this analysis includes the population growth and aging effects together, but excludes the impacts of changing headship rates, which are included later.

Generation started entering the 35 to 44 years age group over the early 1980s, and household growth in this age category can be expected to continue through the 1990s. What makes these impacts so dramatic, however, are comparisons with the preceding and following age groups. Over the early 1960s, the 25 to 34 years age group contributed little to household formation. Subsequently, this is reflected in low growth in household formation in the 35 to 44 years age group over 1966-76, in the 45 to 54 years age group over 1976-86 and in the 55 to 64 years age group over 1986-96. Even more in contrast is the generation following - the so-called Baby Bust Generation. Household formation in the youth (15 to 24 years) age group is actually projected to be negative throughout the 1980s and 1990s (see the appendix tables) as a result of lower fertility which followed the Baby Boom Generation. This is also reflected in a decline in the number of households in the 25 to 34 years age group during the 1990s.

Consequently, the 1980s are potentially boom years for household formation in Ontario as almost the entire Baby Boom Generation is "captured" within the prime household formation age groups (25 to 44 years). This is why the incorporation of population aging contributes so much to the household projections and why so much pressure has been put on housing markets in the province in recent years. Thereafter, the growth of household formation is expected to slow noticeably.

Parenthetically it is interesting to note that the household projections in Tables 3.11 to 3.14 appear more sensitive to the migration assumption than to the fertility assumption. This occurs because persons do not generally form their own households until at least age 15 years or more and, consequently, the effects of changing fertility on household projections do not show up until at least 15 years later.* Consequently, household projections to the turn of the century can largely ignore future developments in fertility.

Before examining the implications of these household projections for rental housing demand in the province, it is perhaps useful to briefly place these projections in the broader historical context. Household growth in the province between 1961 and 1981 represented over 1.3 million new households or an average annual rate of 3 per cent. Over the subsequent two decades between 1981 and 2001, even with no further increases in headship rates, the number of households is likely to increase by over one million to around 4 million households. However, this represents an halving of the growth rate - to 1.5 per cent per annum. Under continued increases in headship rates (and, hence, decreases in average household size), the number of households is likely to increase by around 1 1/2 million to around 4 1/2 million households. This would represent a quantitatively larger addition than over the 1961-81 period, although it would still represent a decline in the average annual growth rate to around 2 per cent per annum. These results are, therefore, consistent with the results based on aggregate data examined earlier.

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* The household projections presented earlier, which were based on aggregate data, do not capture this sensitivity.

TABLE 3.15

ALTERNATIVE HOUSEHOLD PROJECTIONS BY REGION, SELECTED STAMM POPULATION PROJECTIONS, ONTARIO, 2001

	Stamm Population Projection; Headship Rates			
	Constant		Increasing	
Region	L,L	L,M	L,L	L,M
	(thousands)			
Eastern	526.4	534.7	597.0	606.7
Central	2601.8	2673.6	2950.3	3033.7
Southwestern	545.9	554.1	611.5	620.8
Northeastern	222.4	223.7	253.8	255.3
Northwestern	103.5	104.3	121.0	121.9
Total	4000.1	4090.5	4533.5	4638.5
	Average Annual Growth 1981-2001 (per cent)			
Eastern	1.18	1.26	1.82	1.90
Central	1.74	1.88	2.38	2.52
Southwestern	1.05	1.12	1.62	1.70
Northeastern	0.83	0.85	1.49	1.52
Northwestern	1.44	1.48	2.23	2.27
Total	1.50	1.61	2.14	2.25

Sources: Appendix tables.

TABLE 3.16

ALTERNATIVE HOUSEHOLD PROJECTIONS BY REGION, SELECTED T. & E. POPULATION PROJECTIONS, ONTARIO, 2001

	T. & E. Population Projection; Headship Rates			
	Constant		Increasing	
Region	M,L	M,M	M,L	M,M
	(thousands)			
Eastern	554.2	562.7	628.5	638.5
Central	2476.7	2518.0	2807.5	2855.9
Southwestern	539.5	545.4	604.7	611.4
Northeastern	232.0	232.9	265.2	266.3
Northwestern	100.5	101.1	117.3	118.0
Total	3902.9	3960.1	4423.2	4490.1
	Average Annual Growth 1981-2001 (per cent)			
Eastern	1.44	1.51	2.08	2.16
Central	1.49	1.57	2.13	2.21
Southwestern	0.99	1.04	1.57	1.62
Northeastern	1.04	1.06	1.72	1.74
Northwestern	1.29	1.32	2.07	2.11
Total	1.38	1.45	2.01	2.09

Sources: Appendix tables.

Finally, Tables 3.15 and 3.16 summarise some of these results by region in the province. Consider first the constant headship rate projections (which only reflect population trends). Both Stamm and Treasury and Economics project Central Ontario to maintain its position as the fastest growing region. Stamm projects Northeastern Ontario to maintain its position as the slowest growing region followed by Southwestern Ontario, while Treasury and Economics apparently reverses these two at the low end of the growth spectrum. Incorporating changing headship rates does nothing to change these relative rankings. Once again, these calculations underscore the declining growth in households projected for the province over the period 1981-2001.

3.6 Rental Households and Specific Groups

What are the likely impacts of the demographic developments on the rental housing markets in the province? The life cycle hypothesis suggests that the rental housing markets will experience the impacts before the owner-occupied housing markets. This is exactly what Tables 3.17 and 3.18 indicate.* With constant headship rates, there are expected to be between 1.3 and 1.4 million households seeking rental accommodation in the province by 2001, which represents an addition of between 250 and 320 thousand additional rental households over 1981. What is particularly interesting, however, is that under no further changes in headship rates, this represents a decline in the proportion of households

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* Again sensitivity with respect to alternative fertility rates is ignored - see the previous section.

TABLE 3.17

ALTERNATIVE RENTAL HOUSEHOLD PROJECTIONS BY SEX AND AGE, SELECTED STAMM POPULATION PROJECTIONS, ONTARIO, 1981 AND 2001

Sex/Age Group (years)	1981	Constant		Increasing	
		L,L	L,M	L,L	L,M
		(thousands)			
Females:					
15 to 24	71.7	54.1	56.3	101.9	106.1
25 to 44	173.3	205.3	213.4	346.7	359.9
45 to 64	88.7	125.9	127.6	170.3	172.5
65 & over	114.7	191.3	193.4	234.4	237.0
Total	448.4	576.7	590.7	853.2	875.4
Males:					
15 to 24	102.5	79.6	82.5	98.4	102.2
25 to 44	328.5	403.5	419.4	412.0	428.4
45 to 64	136.0	190.6	192.9	194.7	197.0
65 & over	75.5	122.8	124.1	128.3	129.6
Total	642.5	796.5	818.8	833.5	857.2
Both Sexes:					
Total	1090.8	1373.2	1409.6	1686.6	1732.6
Total (%)	37.2	34.3	34.5	37.2	37.3
		(per cent)			
Females:					
15 to 24	6.6	3.9	4.0	6.0	6.1
25 to 44	15.9	15.0	15.1	20.6	20.8
45 to 64	8.1	9.2	9.1	10.1	10.0
65 & over	10.5	13.9	13.7	13.9	13.7
Total	41.1	42.0	41.9	50.6	50.6
Males:					
15 to 24	9.4	5.8	5.9	5.8	5.9
25 to 44	30.1	29.4	29.8	24.4	24.7
45 to 64	12.5	13.9	13.7	11.5	11.4
65 & over	6.9	9.0	8.8	7.6	7.5
Total	58.9	58.0	58.1	49.4	49.4
Both Sexes:					
Total	100.0	100.0	100.0	100.0	100.0

Note: Total (%) indicates percentage of rental households.

Sources: Appendix tables.

TABLE 3.18

ALTERNATIVE RENTAL HOUSEHOLD PROJECTIONS BY SEX AND AGE, SELECTED T. & E. POPULATION PROJECTIONS, ONTARIO, 1981 AND 2001

Sex/Age Group (years)	1981	Constant		Increasing	
		L,L	L,M	L,L	L,M
		(thousands)			
Females:					
15 to 24	71.7	54.5	55.9	102.4	105.1
25 to 44	173.3	199.8	205.0	337.1	345.5
45 to 64	88.7	123.1	124.4	166.3	168.0
65 & over	114.7	182.4	184.4	223.5	225.9
Total	448.4	559.8	569.7	829.3	844.6
Males:					
15 to 24	102.5	80.4	82.3	99.8	102.3
25 to 44	328.5	389.7	399.2	398.0	407.8
45 to 64	136.0	184.7	186.4	188.6	190.4
65 & over	75.5	122.6	123.8	128.0	129.2
Total	642.5	777.4	791.7	814.5	829.7
Both Sexes:					
Total	1090.8	1337.2	1361.4	1643.7	1674.3
Total (%)	37.2	34.3	34.4	37.2	37.3
		(per cent)			
Females:					
15 to 24	6.6	4.1	4.1	6.2	6.3
25 to 44	15.9	14.9	15.1	20.5	20.6
45 to 64	8.1	9.2	9.1	10.1	10.0
65 & over	10.5	13.6	13.5	13.6	13.5
Total	41.1	41.9	41.8	50.4	50.4
Males:					
15 to 24	9.4	6.1	6.1	6.1	6.1
25 to 44	30.1	29.1	29.3	24.2	24.4
45 to 64	12.5	13.8	13.7	11.5	11.4
65 & over	6.9	9.2	9.1	7.8	7.7
Total	58.9	58.1	58.2	49.6	49.6
Both Sexes:					
Total	100.0	100.0	100.0	100.0	100.0

Note: Total (%) indicates percentage of rental households.

Sources: Appendix tables.

seeking rental accommodation from 37.2 per cent in 1981 to around 34.4 per cent by 2001. Increasing headship rates could, perhaps, just offset this trend. As with the total housing projections there will be a declining proportion of young rental households and an increasing proportion of elderly rental households over the period to the year 2001. These projections indicate that the growth in rental housing demand over the years to the turn of the century will not be significantly lower than in the past, but that it will be noticeably lower than the growth in owner housing demand. This is a dramatic reversal from the historical trends.

In closing the discussion on household projections, it can be noted that many policy concerns in housing markets revolve around the housing needs of specific groups, for example, the elderly, the poor, the infirm, various minorities, and, sometimes, the young. The household projections presented in this section are not designed to confront these concerns, but they may be useful in "shedding some light" on these important issues. The age and sex composition of households can often be a useful initial indicator of the policy concerns likely to be experienced in the housing market.

Consider, first the housing market trends outlined in section 3.1 above. First, the proportion of households headed by females is likely to continue to increase, especially if headship rates continue to increase. The data in Tables 3.12 and 3.14 suggest that almost one-third of all households in the province could be headed by females by the year 2001, up from one-quarter in 1981. Second, there is likely to be an absolute decline in the number of households headed by both young males and young females. With no change in headship rates, the decline could be as much as 40 thousand households; increasing headship rates could offset this trend, but this is unlikely to be a relative growth area. They are likely to decline in importance from their peak 1976 proportion of 7.6 per cent to 5 per cent or less of households in the province by 2001. Third, the aging of the Baby Boom Generation can be expected to expand greatly the number of households headed by 25 to 64 year olds, from approximately 2.25 million households in 1981 to betwen 3.0 and 3.5 million households by 2001, thus maintaining the relative importance of this age category. Finally, the number and proportion of households headed by the elderly is projected to continue to increase through the remaining years of the century. Over the historical period 1961-81 the number of elderly households doubled from a little over one-quarter to a little over one-half of a million. This group is unlikely to double again over the subsequent 20 years, but could increase to between 850 and 950 thousand households by the turn of the century. This represents an increase in the proportion from 7.5 per cent in 1981 to over 20 per cent by 2001. The slower the growth in population and in headship rates, the more likely this proportion is to increase.

With regard to the housing needs of specific groups, therefore, it is likely that there will be relatively reduced attention devoted to the housing problems of the young and relatively increased attention devoted to those of elderly households in the province. Some transfer of resources from the young to the elderly might, therefore, be necessary in treating the housing problems of specific groups, such as the poor. To the extent that the infirm are concentrated in later years, it might be expected that there will be a need for increased attention devoted to the housing problems of the infirm. With respect to the special housing needs of the elderly, it should be noted that, although these can be expected to increase over the remainder of this century, there is unlikely to be an "explosion" of needs as might be suggested by some items in the popular press. In fact, such an explosion, if it is to occur, will be delayed until approximately a decade and a half into the twenty first century when the Baby Boom Generation, now almost entirely in the housing market in Ontario, starts to become of retirement age.

3.7 Comparison with Other Projections

This section is devoted to a brief comparison of the above results with those of two recent studies which examined future household growth in Canada. In developing his results for Canada for 1976-2001, Brown (1983) assumes constant fertility and mortality, a 65,000 net annual immigration, and future age and sex-specific headship rates by family type obtained by extrapolation using a modified exponential method. The latter are found to increase overall by 14 per cent over the period 1981-2001, representing a 9 per cent increase in the family headship rate and a 31 per cent increase in the non-family headship rate. As a consequence average household size falls to a 2.5 persons by 2001. Using these assumptions, Brown arrives at an estimate for Canada of 11.39 million households by 2001, a 38 per cent increase over

1981. Alternative scenarios based on alternative net immigration figures are considered, and result in a range of 11.26 to 12.15 million households by 2001.

As a consequence Brown draws the following conclusions:

- quantitative housing requirements due to demographic factors alone will decline dramatically over the next 25 years (p. 16);
- the 1980s are characterised by a large decline in requirements for owner and rental accommodation from the 15-24, 25-34 and 55-64 age groups; requirements for seniors will peak slightly in the 1986-91 period before falling during the 1990s (p. 17);
- the proportion of owner-occupied dwellings will increase from 59 to 74 per cent; rental housing requirements consequently decrease both relatively and absolutely (p. 17);
- ground-oriented housing increases its share of all requirements from 61 per cent (1981-86) to 71 per cent (1996-2001) with single, detached houses rising to 95 per cent of all ground units from 87 per cent in 1981-86 period (p. 19);
- over the next 20 years the volume of new construction will be a much smaller percentage of the total housing stock; [thus] the contribution that new residential construction can make to residential mobility will be reduced significantly, and households may be faced with restricted housing choices as a result (p. 21);
- the near future will largely resemble the present and the ramifications of the demographic changes over the

next 20 years will to a large extent be worked out within the existing housing stock (p. 20); and

- by conventional standards, the term "crisis" would be much more appropriate for the year 2001 and onward, judged by sheer magnitude and duration (p. 25).

Although based on a slightly different methodology, these conclusions for Canada largely mirror those for Ontario presented in this study.

In a second study, Miron (1983) also examines the impacts of demographic change and housing demand for Canada over the 1980s and 1990s. He bases his projection on a (1979) Statistics Canada population projection which assumes a return to above-replacement fertility (2.1 children per women) and a net migration of 100,000 persons a year. Components of headship rates by four household-types* are extrapolated using a modified exponential method for the period 1981-2001. Using these assumptions, Miron finds that the total number of households grows by approximately 2 million a decade through the year 2001; that is, he does not find a decline, and explores the reasons for his finding. Of the approximately 4 million increase in households over 1981-2001, 2.2 million is attributed to husband-wife non-family households, 1.4 to non-parent non-family households mostly living alone, and 0.5 to lone parent families living alone. Miron acknowledges that the reasons for his findings might be due to the population projections, but emphasises that projecting martial status and the attenuation of headship rate growth are also important ingredients. In addition, he laments the need for a complete model of household formation to remove the admitted arbitrary assumptions.

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* Husband-wife families living alone, lone parent families living alone, other households wherein the head is a family member, and the remainder wherein the head is not a family member.

He draws the following housing market implications:

- a substantial net addition to the housing stock will be required in the 1980s and 1990s (p. 14);
- future housing demand will be more "mature" and non-married person households, including the elderly living alone and lone parent families; this is not necessarily an "upscale" market (pp. 14-15);
- recently formed households (and households switching tenure) will continue to be the mainstay of the market (p. 15); and
- renovations and/or additions must not be ignored as a method of supplementing supply (p. 15).
- He concludes, therefore, that he is not convinced that there will be a major demographically induced shift in housing demand in the 1980s and 1990s, although there will undoubtedly be more middle-aged and elderly households (p. 6).

Unfortunately, Miron does not present his results broken down by tenure choice and thus does not make any explicit statements about the rental housing market.

The Miron results are presented as "differing with the conventional view that future new housing will be primarily oriented toward "mature" households (p. 16). This is a very useful observation and stems, primarily, from the household-type breakdown used in the empirical analysis. As for the magnitude of the associated demand it should be noted that

Miron selects a high population projection as the basis for his empirical results. Brown shows* that the assumption of 100,000 net migration rather than his preferred 65,000 persons per year, raises the projected population by 3 per cent by the year 2001. The population aged 15 years and over is projected at 22.586 million by Brown and at 24.131 million by Miron, which is a difference of over 1 1/2 million persons. At the 1981 average household size of 2.92, this represents over 500 thousand additional households in Canada; at a reduced projected average household size, of say 2.50**, it represents almost 100 thousand additional households in Canada. For Ontario these figures imply between approximately 175 and 225 thousand additional households by the year 2001, which is a significant addition to new household formation. This, therefore, goes a long way towards explaining the Miron results. In addition, of course, Miron chooses to use a projection embodying a reversal in fertility rate trends which adds even more persons to his population. However, as previously noted this adds little to housing demand over the period, since the vast majority of newborns will have not yet set up their own households in this century, but it does ameliorate the projected decline in the average household size.

In summary, therefore, a large part of the quantitative difference between the housing outlooks of Brown and Miron can be traced to the higher population projection used by

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* See Brown (1983), Table 1-2.

** This would appear to be consistent with Miron's results, although it is impossible to calculate the exact projection from the published data.

Miron when compared to that used by Brown, or in this study. The reasons for the choice in this study are outlined in chapter 2 above. Both Miron and Brown assume that the trends towards increasing headship rates (or declining average household size) will continue, an assumption also included in the projections presented in this study. Qualitatively, the Miron projections provide important additional evidence about the character of demand which are quite consistent with, and can be easily integrated into, the projections for Ontario contained in this study.

3.8 Summary

The influence of population on household formation and hence housing demand in the province of Ontario has been the focus of this chapter. Besides the factors influencing population growth and distribution in the province, there are numerous additional factors influencing the way in which a population organises itself in households. These relate primarily to attitudes about the family, which have been undergoing some dramatic changes, especially over the last two decades. Whether or not these will continue into the future is largely a matter for conjecture; there is no overall model or theory to guide this important input into household projections. These factors are summarised in two closely related concepts, the average household size and headship rates. Alternative assumptions about these parameters are, therefore, necessary to explore the likely impacts of the changing demographics (reviewed in the previous chapter) on household formation, and hence on the future housing markets in the province. The projections included in this chapter are based on two feasible polar cases; no change, and continuation of the historical trends of 1961-81 into the period 1981-2001. This latter assumption embodies further increases in headship rates (or declines in average household size) over the projection period.

The results indicate that household growth in the province can be expected to slow down noticeably regardless of the assumption chosen; from an annual rate of around 3 per cent to a rate of between 1 and 2 per cent per annum. This reflects, in part, the reduction in projected population growth and, in part, the absorption of the Baby Boom Generation into the housing markets of the province. The results, therefore, demonstrate the importance of taking into account the effects of population aging on household formation in the province. Housing demand follows a life cycle pattern, with initial household formation not taking place until young adulthood. The "typical" person tends to first enter rental accommodation before moving into the owner-occupied housing market. The likelihood of returning to rental accommodation increases again in retirement, especially for males.

Over the decade of the 1970s and early 1980s the bulk of the Baby Boom Generation entered the housing market in Ontario. As is now well known, this led to tremendous pressures on the housing markets, particularly the rental markets over this period. The generation following is smaller, which places downward pressure on the growth prospects for the housing industry. The large Baby Boom Generation is, however, currently beginning to depart the markets for rental housing and enter the markets for owner-occupied housing. This means relatively reduced demand pressures on the rental markets and relatively increased demand pressures on the owner-occupied markets. Consequently, some "breathing room" may gradually emerge for the development of policies for rental housing in the province.

Aging is, however, changing the character of demand. There will be fewer young households and more mature and elderly households in the province. Not only will this impact on the types of dwellings constructed,* but it will also impact on the demand for appropriate policies to confront the housing needs of selected groups such as the poor, the infirm and the elderly. The results presented in this chapter suggests that gradual resource transfers from programs associated with the young to those associated with the elderly would seem appropriate over the remainder of this century.

Some of these trends mark a substantial break with past history. They are, however, largely inevitable since almost everyone who will be in the housing market in Ontario by 2001 is currently born. It remains for the participants in the housing markets of the province to develop their programs and policies to adjust to the gradually changing demographic environment reviewed in this chapter.

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* This is briefly reviewed in the following chapter 4.

CHAPTER 4: DEMAND AND SUPPLY OF RENTAL HOUSING

4.0 Introduction

The demand for rental housing in the province based on demographic factors has been outlined in chapter 3. In this chapter the implications of the demand projections for rental housing supply are explored. Section 4.1 summarizes the changing structure of demand based on the life cycle hypothesis and posits some implications of this changing demand structure for the structure of supply; namely, the types of dwelling associated with different demographic groups. This is followed, in section 4.2, by a brief overview of the current structure of housing supply in the province with particular emphasis on rental supply. The question that motivates section 4.3 is "can the current rental housing supply meet projected future needs as developed in chapter 3?", while the question that motivates the following section is "if not, what might be done about the situation?". A concluding section summarises the main points raised in the chapter.

4.1 The Changing Composition of Housing Demand

The demographically-based analysis presented in the previous chapter led to the following major findings with respect to the expected future composition of housing demand in Ontario:

(a) Inclusion of the "tail end" of the Baby Boom Generation into the housing market over the 1980s and beyond will lead to record numbers of households in the province.

(b) However, the slowing growth and aging of the provincial population will lead to slower household growth over the remaining years of the twentiety century than have been experienced in the past.

(c) The maturation of the Baby Boom Generation will ease the pressure on rental housing markets relative to owner-occupied housing markets.

(d) Population aging in the province will contribute to a reduced proportion of pre-working age young in households and an increased proportion of post-working age elderly, although the more rapid increases in elderly households are delayed into the twenty-first century.

These findings enable a "picture" of the changing character of housing needs in the province over the years to the turn of the century to be developed. Without detailed definitions, it is sufficient to note that "housing needs" is a relative concept -- one person's housing needs being another person's housing luxuries, and vice versa. Moreover, the housing needs of, say, a twenty year old today are likely to be quite different from those of a similar individual 20 years ago or 20 years into the future. The picture is painted, therefore, more on an heuristic level than on a solid quantitative foundation, with descriptions such as small and large being relative rather than absolute in nature.

A useful starting point is the life cycle hypothesis. As noted in chapter 3, a "typical" person starts out life in another (usually their parent's) household. Then, likely in their early to mid-twenties they leave their "home" and establish their own household, either alone or with a partner or partners, most likely in rented accommodation. Gradually they move from the rental housing market into the owner-occupied housing market, often with the advent of a family, where they are likely to stay at least until near retirement. There is some probability that they may again be involved in establishing separate households through their career ages due to the departure of a partner (through divorce or separation). In retirement the "typical" person is still likely to remain in their own dwelling, especially if they are female, although an increasing proportion return to the rental housing market (recall Tables 3.7 and 3.8).*

The stylised facts presented in Tables 4.1 and 4.2 are consistent with this life cycle view of tenure choice. Over the 1960s, as the Baby Boom Generation began to enter the housing market in Ontario, the proportion of households in rental dwellings rose. This proportion has largely stabilised in the 1970s reflecting, in large part, the countervailing influence of other factors which have restricted the growth in the rental proportion. Of the almost 37 per cent of households who rented in the province, 15 per cent were headed by females and nearly 22 per cent were headed by males. In both sexes, the rental proportion peaked in the 25 to 34 age group, declined over the middle ages and rose again in retirement.

This life cycle pattern is confirmed by the choice of dwelling structure. Of the 57 per cent of households which were in single detached dwellings in 1981, less than 3 per cent were headed by persons under 25 years of age and only 22 per cent by persons under 35 years of age, whereas of 29.3

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* Others may, ultimately, move to institutionalised accommodations.

TABLE 4.1

HOUSEHOLDS BY TENURE AND STRUCTURAL TYPE, ONTARIO, 1961-81

(per cent)

Dwelling Characteristic	1961	1966	1971	1976	1981
Rental	29.5	32.9	36.6	36.4	36.7
Single Detached	69.5	65.7	61.4	56.7	57.0
Single Attached	10.4	9.9	11.2	11.3	12.9
Multiple	19.8	24.2	27.1	31.1	29.3

Note: Figures are per cent of all households. The excluded characteristics are owner occupied, and moveable dwellings, respectively.

Source: Statistics Canada, Census of Canada.

TABLE 4.2

HOUSEHOLDS BY SEX AND AGE, BY TENURE AND STRUCTURAL TYPE, ONTARIO, 1981

(per cent)

Sex/Age (years)	Rental	Single Detached	Single Attached	Multiple
Females:				
Under 25	2.4	0.4	0.2	2.0
25-34	4.0	1.4	0.9	3.1
35-44	1.9	1.4	0.7	1.4
45-54	1.4	1.5	0.5	1.2
55-64	1.6	1.9	0.3	1.5
65 & over	3.8	3.4	0.4	3.8
Total	15.0	10.0	3.1	13.0
Males:				
Under 25	3.5	1.3	0.6	2.5
25-34	7.6	9.5	3.2	5.2
35-44	3.5	10.8	2.6	2.3
45-54	2.5	10.4	1.8	1.9
55-64	2.1	8.4	1.0	1.9
65 & over	2.6	6.6	0.6	2.5
Total	21.7	47.0	9.8	16.3
Both Sexes:				
Total	36.7	57.0	12.9	29.3

Note: Figures are per cent of all households.

Source: Statistics Canada, Census of Canada.

per cent which were in multiple unit dwellings*, 15.4 per cent were headed by persons under 25 years of age and almost half (43.6 per cent) were headed by persons under 35 years of age. Single detached dwellings are predominantly owned and multiple unit dwellings predominantly rent.** This adds further support to the life cycle hypothesis.

In a future where there are fewer young households and predominantly more households of middle and retirement ages, it is not surprising to find that the proportion of rental dwellings is likely to decline (see section 3.6). The increasing proportion of households in the post-working age years will gradually arrest this decline, but no significant impact can be expected until into the twenty-first century. In housing supply terms, this scenario translates into moderate but declining housing growth with relatively less emphasis on multiple unit dwellings and relatively more emphasis on single detached dwellings.***

Two additional characteristics can be surmised from these trends. First, with declining average household size the need for housing space will decline or, at least, not grow as fast as might be the case if average household size were not to decline. This could lead to somewhat less demand for relatively smaller dwelling units. Whether or not such a trend materialises, however, depends on such imponderables as advances in housecleaning technology and changes, if any, in attitudes to housing space. For example, the perceived need for more and larger bathrooms over time for a household of the same size would be an offset to this trend. Second, with population aging the need for single storey (or ranch style) housing can be expected to increase. Stairs and staircases are a bane to the elderly and the infirm, and as these become a larger proportion of the household population it is likely that easily accessible and single storey housing units will be in increasing demand.* Once again, however, technological change (such as private elevators, etc.) could ameliorate or offset this trend.

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* This includes duplexes and all apartments.

** The figures were 91 and 86 per cent respectively in 1976.

*** The relatively small condominium market (representing 5.3 per cent of owned dwellings in 1981) could, of course, be an exception.

In essence, however, the changing age structure of the population can be expected to have noticeable impacts on the characteristics of future housing supply in the province. Not only will there be relatively less "pressure" on rental housing markets, but the characteristics of both rental and, especially, owner-occupied dwellings can be expected to change gradually. The challences facing the future housing markets in Ontario are, therefore, likely to be no only ones of size and growth, but also of character.

4.2 The Existing Housing Supply

Tables 4.3 and 4.4 summarise the size and growth of the occupied housing supply by region in the province over the period 1961-81. Not surprisingly, these reflect the size and growth in households over the period. The only difference between the number of households and total housing supply is

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* This might conceivably lead to an increasing proportion of rental single detached dwellings for the post-working age elderly.

TABLE 4.3

TOTAL OCCUPIED DWELLINGS BY REGION, ONTARIO, 1961-81
(thousands)

Region	1961	1966	1971	1976	1981
Eastern	234.0	262.9	305.0	369.0	416.6
Central	943.7	1117.3	1359.9	1623.7	1843.4
Southwestern	282.5	306.3	347.7	401.3	443.3
Northeastern	126.8	132.9	151.2	171.0	188.7
Northwestern	53.7	57.1	61.6	69.7	77.8
Total	1640.8	1876.5	2225.5	2634.6	2969.8

Source: Statistics Canada, Census of Canada.

TABLE 4.4

OCCUPIED DWELLING GROWTH BY REGION, ONTARIO, 1961-81
(per cent per annum)

Region	1961-66	1966-71	1971-76	1976-81
Eastern	2.36	3.01	3.88	2.46
Central	3.43	4.01	3.61	2.57
Southwestern	1.63	2.57	2.91	2.01
Northeastern	0.95	2.61	2.49	1.99
Northwestern	1.25	1.52	2.51	2.21
Total	2.72	3.47	3.43	2.42

Source: Table 4.3.

reflected in the vacancy rate. Since the vacancy rate (VR) is defined as the proportion of the housing supply or stock (HS) that is not occupied, that is:

$$\text{(Vacancy Rate) VR} = \frac{HS-HH}{HS} = 1 - \frac{HH}{HS}$$

where HH is the number of households, an increase in the number of households relative to the housing stock decreases the vacancy rate, and vice versa.* This means that the housing stock (HS) can be calculated as:

$$\text{Housing Stock (HS)} = HH/(1-VR)$$

that is, given the vacancy rate (VR) and the number of households (HH) it is possible to calculate HS. Therefore, to keep vacancy rates unchanged the housing stock must grow as fast as the growth in households. An increase in vacancy rates would require housing stock growth to exceed household growth, and vice versa.

Unfortunately, comparatively little information is collected on vacancy rates in the province (and no information is collected on the average length of waiting lists in the private markets). Table 4.5 provides a selection of the information available which is collected for larger rental units by census metropolitan area (CMA). Over the 1970s and early 1980s the vacancy rate appears to average between 2 and 3 per cent, although there is considerable variation between cities and over time.

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* As noted in chapter 1, there is probably a nonlinear inverse relationship between vacancy rates and the length of waiting lists, so a decrease in the vacancy rate most likely means an increase in the average length of waiting lists.

TABLE 4.5

RENTAL APARTMENT VACANCY RATES BY CMA, ONTARIO, 1966-81

(per cent)

CMA	1966	1971	1976	1981	Average 1971-81
Hamilton	1.50	2.15	3.10	0.90	2.08
Kitchener	N/A	6.30	3.00	1.15	2.63
London	N/A	4.40	2.30	2.85	3.56
Ottawa	7.70	1.80	2.05	1.40	1.84
St. Catherines -Niagara	N/A	N/A	2.15	1.35	2.28(a)
Sudbury	N/A	0.30	1.15	1.30	3.56
Thunder Bay	N/A	N/A	0.20	1.55	1.01(a)
Toronto	1.00	3.30	1.30	0.35	1.31
Windsor	N/A	2.00	2.50	7.65	2.79
Total (b)	3.35	3.72	4.60	4.10	--

Notes: Covers privately initiated apartment structures of 6 units and over. Average of April and October rates (1976, 1981); June and December rates (1966, 1971). N/A = Not available. (a) 1972-84. (b) Vacant stock divided by total stock net of collective dwellings.

Source: Canada Mortgage and Housing Corporation and Statistics Canada, Census of Canada.

Figures for the whole province estimated from Statistics Canada census data are somewhat higher - in the 3 to 5 per cent range. For 1981 the estimated vacancy rate of 4.1 per cent in Ontario represented 127 thousand dwelling units in a stock of 3097 thousand units. Unfortunately, it is not possible to break these data down by dwelling type from published information, but it is probably reasonable to assume that the majority of the vacant stock is rental stock.*

It is interesting to note that to increase the vacancy rate by one percentage point in 1981 without any increase in demand would have required an increase in the housing supply of approximately 32.5 thousand units. As the housing supply grows this figure increases, and vice versa. For example, a further increase of one percentage point in 1981 (to 6.1 per cent) would have required a further 33 thousand units, whereas an increase of one percentage point in 1971, when the stock was smaller, would have required only 23 thousand dwellings units.**

These considerations become important if it is thought that certain vacancy rates may induce certain behaviour in the housing markets. For example, if it is thought that a 5 per cent vacancy rate ensures sufficient competition among landlords to maintain "reasonable" rents,* while a vacancy rate below 4 per cent signals a shortage of housing thereby encouraging landlords to raise rents, then it may be "desirable" to encourage additional supply even though vacancy rates have not fallen close to zero. Obviously this will be a more important consideration the lower the vacancy rate in any particular market becomes. Based on the data in Table 4.5, for example, encouraging housing supply to raise the 1981 vacancy rates would have been more relevant in the Thunder Bay and Toronto housing markets than in the London and Sudbury housing markets, although it may of course have been relevant to both sets of markets.

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* In 1981, approximately 15 per cent of rental units were single detached dwellings so a proportional allocation of the vacant units would suggest approximately 19 thousand to be single detached rental dwellings and the remainder to be single attached and multiple unit rental dwellings. These are, of course, upper estimates.

** Since $HS = HH/(1-VR) = 2225/0.9528 = 2335$ and $2335 - 2312 = 23$ thousand units.

4.3 Future Housing Supply

4.3.1 Maintenance and Demolition

The existing housing supply cannot be expected to serve the needs of the province into the future without maintenance. Where appropriate, renovation, conversion or demolition may also reduce the supply, especially, the supply of rental housing. Unfortunately, very little information is available on these factors in the housing markets of Ontario. Approximately one-quarter of Ontario's housing stock was over 40 years old in 1981. Many different depreciation rates are consistent with this fragmentary information depending on the intervening construction profile. However, it can be observed that under a constant 3.5 per cent per annum depreciation rate approximately one-quarter of the original stock would remain after 40 years. This would also imply an average lifetime of 28.6 years per dwelling. Other depreciation rates imply different average lifetimes.

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* If "reasonable" rents are also equilibrium rents, this will be the natural vacancy rate (see section 1.2). Smith (1974) estimates this at 5 per cent for Toronto, while Rosen and Smith (1983) report a median rate of 9.8 per cent for a selection of U.S. cities. The natural vacancy rate in any market decreases as the market turnover of tenants declines, such as would be the case under rent controls, and decreases under conditions of slow growth (see Rosen and Smith, 1983:783).

A depreciation rate of 3.5 per cent per annum implies an annual loss of approximately 108.4 thousand units from the Ontario housing market based on 1981 stock data. The same depreciation rate, assuming for convenience in calculation that all vacant stock is rental, implies a removal of approximately 42.6 thousand rental dwelling units each year in Ontario as a result of the aging of the housing stock.* A lower annual depreciation rate of, say, 2 per cent, which implies a dwelling life expectancy of 50 years, would remove approximately 24.4 thousand units a year, while a higher depreciation rate of 5 per cent per annum would remove 60.9 thousand units a year based on the 1981 stock figures. A growing stock means more removals so that by 1985 the range is approximately 25.6 to 64 thousand units per annum.**

4.3.2 Conversion

Since not all "depreciated" units will necessarily be demolished, actual removals through demolition are likely to be at the lower end of this scale,*** the remainder being renovated to remain in the stock.* Other effects on the supply of rental housing include conversions of type and of tenure. The former involves the conversion from unfurnished to furnished units, which does not entail the removal of units from the rental stock, so will not be considered any further here. However, conversion of tenure involves conversion of rental units to various forms of ownership housing, principally condominium tenure and co-ownership, which does remove units from the rental stock. Information on this activity is very fragmentary. A CMHC (1985) local housing report for rental units in Metropolitan Toronto indicates approximately 2 thousand units under conversion of tenure over a four year period (early 1980s). This suggests an annual rate of slightly more than one-half of one per cent. The CMHC study considered the conversion factor to be more important than demolitions. If valid for the whole province this would imply that 6.5 thousand rental units would be removed annually from the rental stock by conversions. However, such activity is likely to be more pronounced in high demand (or low vacancy rate) areas, such as Toronto (see Table 4.5), where the foregone return is higher because of rent review. Consequently, province-wide figures of this effect are likely to be somewhat lower.

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* Assuming none of the vacant stock is rental reduces the fiture to 38.2 thousand units per annum.

** These calculations are averages and do not take into consideration the skewed distribution of age in the rental housing stock in Ontario.

*** These estimates are, however, substantially higher than the 0.2 per cent per annum estimates presented in Skaburski (1979) and MOMAH (1983). A 0.3 per cent per annum implies a dwelling lifetime of 500 years.

4.3.3 Summary

The relationship between households and housing supply depends on the vacancy rate. A growth in housing supply that matches the growth in households leaves the vacancy rate unchanged. Housing supply growth that falls short of household growth leads to declining vacancy rates, and vice versa. The existing housing supply in Ontario of approximately 3 million units represents between two-thirds and five-sixths of the projected future housing requirements by the year 2001, depending on what happens in the future to headship rates. A "ball-park" figure might be three-quarters.* The implied addition of roughly one million units over 20 years requires an average incremental supply of 50 thousand units a year. Since the rental proportion is projected to decline, the current figures are even higher for rental housing, where between 70 and 90 per cent of projected future rental requirements by the year 2001 are already built. This implies an average incremental supply requirements of approximately 10 to 15 thousand rental units in a year.

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* These may, of course, require the removal of the tenants.

These calculations do not explicitly recognise the dynamics of the housing market. An attempt to increase vacancy rates by as little as one percentage point could require an additional 32.5 thousand rental units, or an incremental addition of between 1.5 and 2 thousand units a year on average over 15 to 20 years. Further increases in vacancy rates would require even more additions. The aging of the housing stock results in demolitions of existing units. A 50 year lifetime implies an annual withdrawal of almost 25 thousand rental units a year. Lower depreciation rates, as suggested by demolition data, would reduce this figure, while higher depreciation data on the current age of the housing stock, result in increased figures. Many depreciated units may be renovated and hence remain in the rental supply. Finally, conversions of type reduce the size of the existing rental housing supply. While this remains a volatile component of change, it may account for a loss of up to 5 thousand units a year in the province, although lower figures appear more likely.

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* Brown (1983) reports a figure of 73 per cent for Canada.

Consequently, the above illustrative calculations suggest that the rental housing market in Ontario over the next 20 years might require, on average, the addition of:

- 10 to 15 thousand units a year to cover new demand;
- perhaps, 2 to 3 thousand units a year to provide some "cushion" on vacancy rates;
- up to 25 thousand units a year to cover demolitions of existing units (net of renovations); and
- perhaps, up to 5 thousand units a year to cover conversions to non-rental units.

These calculations are illustrative only, and different assumptions will lead to different results. Unfortunately, the largest of these figures is perhaps the one for which data are least satisfactory. Data on demolitions are fragmentary at best, and data on renovations are virtually nonexistent. Currently, the range of "reasonable" assumptions remains wide.

4.4 Possible Future Developments

A number of questions are raised by these illustrative calculations and the preceding analysis. Perhaps the most obvious question is "is this feasible and, if so, under what conditions?". Such a question has numerous dimensions ranging from perceived disequilibrium between demand and supply at the provincial level, through disequilibrium for particular housing types and age groups, down to disequilibrium in particular regions of the province. A simple answer should, therefore, be eschewed.

The question at the provincial level can be examined by a brief review of historical data. Over the 20 year period 1961-81, the rental housing supply grew by approximately 675 thousand units, or an average of 33.75 thousand units a year. Based on this historical data, therefore, a tentative answer to the question might be "yes, but it depends crucially on demolitions (and renovations), and it will be tight!". More detailed examination of the trends suggests an even more tentative conclusion, since average new rental supply has been falling. Over 1971-81, the growth in rental housing supply averaged only 30.7 thousand units a year, while over 1976-81, the average fell to 26.6 thousand units a year. Continuation of this trend would, it appears, be insufficient to meet the expected future "requirements". The crucial problem would appear to be that, although there will be a declining growth in rental demand primarily due to the aging of the Baby Boom Generation, there will also be a decline in the existing housing supply as a result of the aging of the existing housing stock. As a result demolitions and renovations are likely to become increasingly important as factors in housing imbalance calculations. In such an environment, supply-side policies take on greater significance, with policies aimed at discouraging demolitions and encouraging renovations appearing to be the quantitatively most important. Conversions from the owner-occupied sector would appear to be unlikely as there will be increased demand for this type of accommodation throughout the period.

As an aside, it can be noted that policies encouraging contributions to new housing supply through public housing construction are unlikely to be able to fulfil these requirements, especially in times of fiscal restraint. Moreover, the above calculations cover two decades and hence would require, not only a program that is much larger, but also one which is much longer than has generally been envisaged. In short, it would appear that there remains an important role for private sector supply in the future rental housing market in Ontario. It is likely to be called upon to supply most of the province's new rental housing requirements.

Submarket aspects of the above analyses suggest no major new "upsetting" developments. Problems with rent controls and other market regulations are likely to persist in markets experiencing low vacancy rates. The above calculations provide little solace to those looking for an alleviation of these problems through increases in vacancy rates as a result of new increases in supply. The changing age structure of the provincial population is, however, likely to provide some solace as the rental market accommodates a reduced proportion of young and only a slightly increasing proportion of elderly, at least until the turn of the century. Consequently, affordability problems are unlikely to be exacerbated by future demographic developments to the turn of the century, but the picture may well change thereafter. Continuing policy initiatives by governments (and others) may be necessary to confront these problems, but they are unlikely to be dramatically different in character from those being experienced today.

4.5 Conclusions

The late 1980s and 1990s can be seen as initiating a new era of reduced growth in demand for rental housing in Ontario as a result of having completed the absorption of the Baby Boom Generation, and their aging, which will likely result in a large proportion exiting to owner-occupied housing over this period. However, vigilance will be necessary as a result of gradually diminishing new housing supply, especially from the private sector, and the likely continuation of low vacancy rates in a number of regional housing markets. An increasingly aging housing stock is likely to gradually offset the demand side developments as demolitions further exacerbate the reduced growth in supply.

As new entrants to the rental market decline, both with respect to tenants and dwelling units, attention is likely to turn increasingly to problems associated with maintaining the status quo. On the tenant side this means continued coping with the consequences of low vacancy rates in selected markets, and with affordability concerns. No major new concerns are likely to emerge, at least from a demographic perspective, over the remaining years of the twentieth century. On the landlord side, this means greater emphasis on maintaining the existing supply, and possibly relatively less emphasis on new supply which increases the size of the housing stock in the province. Policies to combat demolitions and conversions of type (which have been controversial in the past), and to encourage maintenance and renovation are likely to attract renewed attention.

As a postscript, it should be noted that, once again, the rental housing market in the province is likely to perform differently from the owner-occupied housing market. The "growing pains" of the rental market in the recent past are likely to be transferred to the owner-occupied market over the remainder of this century as a result of the aging of the Baby Boom Generation. The consequences for rental housing are likely to be twofold: first, it will be increasingly difficult, and perhaps less necessary, to capture the attentions of governments as they turn their attentions to the likely problems developing elsewhere in the housing market; and, second, it is unlikely that the rental market will be able to look to the owner-occupied market through conversions as a potential source for alleviation of its problems.

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STATISTICAL APPENDIX

to accompany

HOUSING IN ONTARIO:
A DEMOGRAPHIC PERSPECTIVE

by

David K. Foot

Revised: March 1986

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TABLE A 1.1.1
POPULATION BY AGE AND SEX
ONTARIO, 1961-1981

SEX/AGE		1961	1966	1971	1976	1981
		POPULATION				
MALES:						
	0-14	1,028,487	1,127,851	1,131,160	1,062,980	967,740
	15-24	413,427	545,329	697,030	780,935	806,030
	25-44	880,244	914,614	1,010,005	1,140,065	1,254,665
	45-64	581,897	641,203	727,905	802,580	856,505
	65+	230,480	250,152	274,880	310,315	361,765
	ALL AGES	3,134,535	3,479,149	3,840,980	4,096,875	4,246,705
FEMALES:						
	0-14	979,269	1,076,224	1,077,390	1,010,800	919,055
	15-24	410,422	538,921	690,480	771,420	792,505
	25-44	868,788	908,371	978,165	1,126,750	1,274,820
	45-64	568,129	640,635	746,635	830,020	885,700
	65+	274,949	317,570	369,460	428,610	506,275
	ALL AGES	3,101,557	3,481,721	3,862,130	4,167,600	4,378,355
TOTALS:						
	0-14	2,007,756	2,204,075	2,208,550	2,073,780	1,886,795
	15-24	823,849	1,084,250	1,387,510	1,552,355	1,598,535
	25-44	1,749,032	1,822,985	1,988,170	2,266,815	2,529,485
	45-64	1,150,026	1,281,838	1,474,540	1,632,600	1,742,205
	65+	505,429	567,722	644,340	738,925	868,040
	ALL AGES	6,236,092	6,960,870	7,703,110	8,264,475	8,625,060
		PERCENTAGE DISTRIBUTION (1)				
MALES:						
	0-14	16.49	16.20	14.68	12.86	11.22
	15-24	6.63	7.83	9.05	9.45	9.35
	25-44	14.12	13.14	13.11	13.79	14.55
	45-64	9.33	9.21	9.45	9.71	9.93
	65+	3.70	3.59	3.57	3.75	4.19
	ALL AGES	50.26	49.98	49.86	49.57	49.24
FEMALES:						
	0-14	15.70	15.46	13.99	12.23	10.66
	15-24	6.58	7.74	8.96	9.33	9.19
	25-44	13.93	13.05	12.70	13.63	14.78
	45-64	9.11	9.20	9.69	10.04	10.27
	65+	4.41	4.56	4.80	5.19	5.87
	ALL AGES	49.74	50.02	50.14	50.43	50.76
TOTALS:						
	0-14	32.20	31.66	28.67	25.09	21.88
	15-24	13.21	15.58	18.01	18.78	18.53
	25-44	28.05	26.19	25.81	27.43	29.33
	45-64	18.44	18.41	19.14	19.75	20.20
	65+	8.10	8.16	8.36	8.94	10.06
	ALL AGES	100.00	100.00	100.00	100.00	100.00

Note: 1.Percentage of total population in respective years.

Source: Statistics Canada, Census, Various Years.

TABLE A 1.1.2
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1961-81

Region/County	1961	1966	1971	1976	1981
Ontario Total	6,236,092	6,960,870	7,703,095	8,264,475	8,625,110
Eastern Ontario	920,733	991,559	1,070,920	1,149,300	1,185,240
Dundas	17,162	17,106	17,460	18,505	18,945
Frontenac	87,534	97,138	101,690	108,050	108,130
Glengarry	19,217	18,181	18,480	19,270	20,255
Grenville	22,864	23,429	24,315	26,025	27,175
Hastings	93,377	94,127	99,390	105,835	106,885
Lanark	40,313	41,212	42,260	44,195	45,675
Leeds	46,889	49,129	50,095	52,580	53,765
Lennox & Addington	23,717	25,202	28,360	32,635	33,040
Ottawa-Carleton (R.M.)*	352,932	407,463	471,930	520,535	546,845
Prescott	27,226	27,155	27,835	29,100	30,365
Prince Edward	21,108	21,307	20,640	22,560	22,335
Renfrew	89,635	89,453	90,875	89,100	87,485
Russell	20,892	21,107	16,290	19,735	22,415
Stormont	57,867	59,550	61,300	61,175	61,925
Central Ontario	3,542,696	4,107,820	4,644,920	5,050,855	5,347,460
Brant	83,839	90,945	96,770	99,100	104,425
Dufferin	16,095	17,108	21,200	28,530	31,145
Durham (R.M.)*	175,811	215,367	243,750	247,475	283,635
Haldimand-Norfolk (R.M.)*	78,672	80,598	86,770	89,250	89,455
Haliburton	8,928	7,768	9,080	10,795	11,360
Halton (R.M.)	106,967	140,800	190,470	228,495	253,885
Hamilton-Wentworth (R.M.)*	358,837	394,299	401,880	409,490	411,445
Muskoka (D.M.)	26,705	27,691	31,940	36,690	38,370
Niagara (R.M.)*	291,415	324,917	347,330	365,440	368,285
Northumberland	41,892	45,074	48,160	64,440	64,965
Peel (R.M.)	111,575	172,321	259,400	375,910	490,735
Peterborough	76,375	81,959	87,805	99,930	102,455
Simcoe	141,271	149,132	171,430	210,690	225,070
Toronto (M.M.)*	1,618,787	1,881,691	2,086,017	2,124,295	2,137,395
Victoria	29,750	30,917	34,245	43,540	47,855
Waterloo (R.M.)	176,754	216,728	254,035	289,130	305,495
Wellington	84,702	94,177	108,580	123,740	129,430
York (R.M.)	114,321	136,328	166,060	203,915	252,055
Southwestern Ontario	1,020,857	1,093,444	1,180,510	1,247,180	1,272,835
Bruce	43,036	43,085	47,385	57,475	60,020
Elgin	62,862	61,912	66,610	69,090	69,705
Essex	258,218	280,922	306,400	310,365	312,480
Grey	62,005	62,592	66,405	72,175	73,825
Huron	53,805	54,446	52,950	56,010	56,130
Kent	89,427	96,406	101,115	106,130	107,025
Lambton	102,131	108,236	114,310	120,575	123,445
Middlesex	221,422	249,403	282,015	303,745	318,185
Oxford	70,499	76,018	80,350	85,335	85,920
Perth	57,452	60,424	62,970	66,280	66,100
Northeastern Ontario	535,283	544,563	582,375	583,745	583,360
Algoma	111,408	113,561	121,940	122,885	133,555
Cochrane	95,666	97,334	95,835	96,825	96,875
Manitoulin	11,176	10,544	10,930	10,895	11,000
Nipissing	70,568	73,533	78,870	81,735	80,265
Parry Sound	29,632	28,335	30,240	32,650	33,530
Sudbury*	165,862	174,102	198,075	194,995	186,850
Timiskaming	50,971	47,154	46,485	43,760	41,285
Northwestern Ontario	216,523	223,484	224,370	233,395	236,215
Kenora	51,474	53,995	53,230	57,980	59,420
Rainy River	26,531	25,816	25,750	24,770	22,795
Thunder Bay	138,518	143,673	145,390	150,645	154,000

Note: * See memo to David K. Foot on boundary change clarifications.

Source: Statistics Canada, Census, various years.

TABLE A 1.1.3
AVERAGE ANNUAL POPULATION GROWTH (1)
BY REGION/COUNTY, ONTARIO, 1961-1981
(Percentage)

Region/County	1961-66	1966-71	1971-76	1976-81
Ontario Total	2.22	2.05	1.42	0.86
Eastern Ontario	1.49	1.55	1.42	0.62
Dundas	-0.07	0.41	1.17	0.47
Frontenac	2.10	0.92	1.22	0.01
Glengarry	-1.10	0.33	0.84	1.00
Grenville	0.49	0.75	1.37	0.87
Hastings	0.16	1.09	1.26	0.20
Lanark	0.44	0.50	0.90	0.66
Leeds	0.94	0.39	0.97	0.45
Lennox & Addington	1.22	2.39	2.85	0.25
Ottawa-Carleton (R.M.)	2.92	2.98	1.98	0.99
Prescott	-0.05	0.50	0.89	0.85
Prince Edward	0.19	-0.63	1.79	-0.20
Renfrew	-0.04	0.32	-0.39	-0.37
Russell	0.20	-5.05	3.91	2.58
Stormont	0.58	0.58	-0.04	0.24
Central Ontario	3.00	2.49	1.69	1.15
Brant	1.64	1.25	0.48	1.05
Dufferin	1.23	4.38	6.12	1.77
Durham (R.M.)	4.14	2.51	0.30	2.77
Haldimand-Norfolk (R.M.)	0.48	1.49	0.57	0.05
Haliburton	-2.75	3.17	3.52	1.03
Halton (R.M.)	5.65	6.23	3.71	2.13
Hamilton-Wentworth (R.M.)	1.90	0.38	0.38	0.10
Muskoka (D.M.)	0.73	2.90	2.81	0.90
Niagara (R.M.)	2.20	1.34	1.02	0.16
Northumberland	1.47	1.33	6.00	0.16
Peel (R.M.)	9.08	8.52	7.70	5.48
Peterborough	1.42	1.39	2.62	0.50
Simcoe	1.09	2.83	4.21	1.33
Toronto (M.M.)	3.06	2.08	0.36	0.12
Victoria	0.77	2.07	4.92	1.91
Waterloo (R.M.)	4.16	3.23	2.62	1.11
Wellington	2.14	2.89	2.65	0.90
York (R.M.)	3.58	4.02	4.19	4.33
Southwestern Ontario	1.38	1.54	1.10	0.41
Bruce	0.02	1.92	3.94	0.87
Elgin	-0.30	1.47	0.73	0.18
Essex	1.70	1.75	0.26	0.14
Grey	0.19	1.19	1.68	0.45
Huron	0.24	-0.56	1.13	0.04
Kent	1.51	0.96	0.97	0.17
Lambton	1.17	1.10	1.07	0.47
Middlesex	2.41	2.49	1.50	0.93
Oxford	1.52	1.11	1.21	0.14
Perth	1.01	0.83	1.03	-0.05
Northeastern Ontario	0.34	1.35	0.05	-0.01
Algoma	0.38	1.43	0.15	1.68
Cochrane	0.35	-0.31	0.21	0.01
Manitoulin	-1.16	0.72	-0.06	0.19
Nipissing	0.83	1.41	0.72	-0.36
Parry Sound	-0.89	1.31	1.55	0.53
Sudbury	0.97	2.61	0.31	-0.85
Timiskaming	-1.54	-0.29	-1.20	-1.16
Northwestern Ontario	0.63	0.08	0.79	0.24
Kenora	0.96	-0.28	1.72	0.49
Rainy River	-0.54	-0.05	-0.77	-1.65
Thunder Bay	0.73	0.24	0.71	0.44

Note: 1. Derived from Table A 1.1.2.

Source: Statistics Canada, Census, various years.

TABLE A 1.2.1
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD
ONTARIO, 1961-1981

SEX/AGE	1961	1966	1971	1976	1981
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	55,948	80,890	122,535	144,840	130,530
25-44	685,768	750,903	851,285	963,685	1,009,445
45-64	498,782	568,962	657,530	732,790	758,605
65+	177,141	196,546	220,485	255,520	292,440
ALL AGES 15+	1,417,639	1,597,301	1,851,835	2,096,835	2,191,020
FEMALES:					
15-24	5,475	11,869	26,400	54,440	77,675
25-44	39,965	51,434	80,755	145,180	267,195
45-64	84,966	99,780	123,775	155,930	206,540
65+	92,705	116,161	142,455	182,230	227,360
ALL AGES 15+	223,111	279,244	373,385	537,780	778,770
TOTALS:					
15-24	61,423	92,759	148,935	199,280	208,205
25-44	725,733	802,337	932,040	1,108,865	1,276,640
45-64	583,748	668,742	781,305	888,720	965,145
65+	269,846	312,707	362,940	437,750	519,800
ALL AGES 15+	1,640,750	1,876,545	2,225,220	2,634,615	2,969,790
			PERCENTAGE DISTRIBUTION (1)		
MALES:					
15-24	4.43	4.31	5.51	5.50	4.40
25-44	34.01	40.02	38.26	36.58	33.99
45-64	25.58	30.32	29.55	27.81	25.54
65+	9.83	10.47	9.91	9.70	9.85
ALL AGES 15+	73.85	85.12	83.22	79.59	73.78
FEMALES:					
15-24	2.63	0.63	1.19	2.07	2.62
25-44	8.95	2.74	3.63	5.51	9.00
45-64	6.94	5.32	5.56	5.92	6.95
65+	7.64	6.19	6.40	6.92	7.66
ALL AGES 15+	26.15	14.88	16.78	20.41	26.22
TOTALS:					
15-24	7.06	4.94	6.69	7.56	7.01
25-44	42.95	42.76	41.89	42.09	42.99
45-64	32.52	35.64	35.11	33.73	32.50
65+	17.47	16.66	16.31	16.62	17.50
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Percentage of total households in respective years.

Source: Statistics Canada, Census, Various Years.

TABLE A 1.2.2
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1961-1981

Region/County	1961	1966	1971	1976	1981
Ontario Total	1,640,881	1,876,545	2,228,160	2,634,630	2,969,815
Eastern Ontario	234,039	262,947	306,350	368,965	416,625
Dundas	4,532	4,670	5,040	5,700	6,290
Frontenac	21,817	25,219	29,400	34,830	38,080
Glengarry	4,616	4,552	4,975	5,635	6,475
Grenville	6,212	6,524	7,175	8,205	9,195
Hastings	24,576	25,327	28,545	33,545	37,060
Lanark	10,604	11,085	12,155	14,010	15,750
Leeds	12,509	13,461	14,885	16,890	18,925
Lennox & Addington	6,296	6,801	7,890	9,725	10,750
Ottawa-Carleton (R.M.)	90,883	110,770	138,175	174,305	200,495
Prescott	6,123	6,346	7,135	8,350	9,640
Prince Edward	5,792	5,959	6,085	7,025	7,610
Renfrew	21,353	22,303	24,225	26,560	28,710
Russell	4,503	4,766	3,910	5,305	6,570
Stormont	14,223	15,164	16,755	18,880	21,075
Central Ontario	943,775	1,117,256	1,360,770	1,623,670	1,843,445
Brant	23,302	25,482	28,265	32,000	36,085
Dufferin	4,574	4,909	6,115	8,480	9,805
Durham (R.M.)	46,695	56,767	67,370	73,685	90,640
Haldimand-Norfolk (R.M.)	21,791	22,551	25,355	27,980	30,110
Haliburton	2,523	2,367	2,865	3,650	4,225
Halton (R.M.)	27,553	36,035	51,785	68,065	81,575
Hamilton-Wentworth (R.M.)	95,788	109,149	119,695	136,140	147,205
Muskoka (D.M.)	7,535	8,110	9,790	12,035	13,715
Niagara (R.M.)	78,606	88,541	100,950	116,940	127,495
Northumberland	11,451	12,474	14,145	20,545	22,345
Peel (R.M.)	28,703	43,596	69,825	109,595	150,765
Peterborough	20,285	22,218	25,755	32,095	36,275
Simcoe	36,560	39,653	48,850	64,910	74,865
Toronto (M.M.)	429,395	514,406	629,675	712,965	776,380
Victoria	8,638	9,183	10,630	14,420	17,105
Waterloo (R.M.)	47,423	59,069	73,655	92,470	104,465
Wellington	22,629	25,477	31,295	38,840	43,655
York (R.M.)	30,324	37,269	44,750	58,855	76,735
Southwestern Ontario	282,602	306,300	348,045	401,280	443,245
Bruce	12,082	12,372	14,205	18,035	20,340
Elgin	17,273	17,707	19,615	21,845	23,490
Essex	70,913	76,908	88,065	99,150	107,430
Grey	18,028	18,486	20,425	23,610	26,140
Huron	14,786	14,986	15,695	17,575	18,875
Kent	25,135	27,028	29,665	33,650	36,690
Lambton	27,535	29,597	33,105	38,055	42,455
Middlesex	61,354	71,013	85,390	101,580	116,440
Oxford	19,451	21,192	23,330	26,785	28,815
Perth	16,045	17,011	18,550	20,995	22,570
Northeastern Ontario	126,784	132,919	151,340	170,985	188,705
Algoma	26,724	27,982	31,600	35,655	42,810
Cochrane	22,049	22,981	24,550	27,820	30,575
Manitoulin	2,839	2,745	2,945	3,175	3,480
Nipissing	16,170	17,643	20,295	23,860	26,150
Parry Sound	7,766	7,960	9,105	10,460	11,715
Sudbury	38,397	41,216	49,755	56,300	59,840
Timiskaming	12,839	12,392	13,090	13,715	14,135
Northwestern Ontario	53,681	57,123	61,655	69,730	77,795
Kenora	12,399	13,151	13,755	16,080	18,265
Rainy River	6,653	6,592	6,950	7,525	7,645
Thunder Bay	34,629	37,380	40,950	46,125	51,885

Source: Statistics Canada, Census, various years.

TABLE A 1.2.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1961-1981
(Percentage)

Region/County	1961-66	1966-71	1971-76	1976-81
Ontario Total	2.72	3.49	3.41	2.42
Eastern Ontario	2.36	3.10	3.79	2.46
Dundas	0.60	1.54	2.49	1.99
Frontenac	2.94	3.12	3.45	1.80
Glengarry	-0.28	1.79	2.52	2.82
Grenville	0.98	1.92	2.72	2.30
Hastings	0.60	2.42	3.28	2.01
Lanark	0.89	1.86	2.88	2.37
Leeds	1.48	2.03	2.56	2.30
Lennox & Addington	1.56	3.02	4.27	2.02
Ottawa-Carleton (R.M.)	4.04	4.52	4.76	2.84
Prescott	0.72	2.37	3.19	2.91
Prince Edward	0.57	0.42	2.91	1.61
Renfrew	0.87	1.67	1.86	1.57
Russell	1.14	-3.88	6.29	4.37
Stormont	1.29	2.02	2.42	2.22
Central Ontario	3.43	4.02	3.60	2.57
Brant	1.80	2.09	2.51	2.43
Dufferin	1.42	4.49	6.76	2.95
Durham (R.M.)	3.98	3.48	1.81	4.23
Haldimand-Norfolk (R.M.)	0.69	2.37	1.99	1.48
Haliburton	-1.27	3.89	4.96	2.97
Halton (R.M.)	5.51	7.52	5.62	3.69
Hamilton-Wentworth (R.M.)	2.65	1.86	2.61	1.58
Muskoka (D.M.)	1.48	3.84	4.22	2.65
Niagara (R.M.)	2.41	2.66	2.98	1.74
Northumberland	1.73	2.55	7.75	1.69
Peel (R.M.)	8.72	9.88	9.43	6.59
Peterborough	1.84	3.00	4.50	2.48
Simcoe	1.64	4.26	5.85	2.89
Toronto (M.M.)	3.68	4.13	2.52	1.72
Victoria	1.23	2.97	6.29	3.47
Waterloo (R.M.)	4.49	4.51	4.65	2.47
Wellington	2.40	4.20	4.41	2.36
York (R.M.)	4.21	3.73	5.63	5.45
Southwestern Ontario	1.62	2.59	2.89	2.01
Bruce	0.48	2.80	4.89	2.43
Elgin	0.50	2.07	2.18	1.46
Essex	1.64	2.75	2.40	1.62
Grey	0.50	2.01	2.94	2.06
Huron	0.27	0.93	2.29	1.44
Kent	1.46	1.88	2.55	1.74
Lambton	1.45	2.27	2.83	2.21
Middlesex	2.97	3.76	3.53	2.77
Oxford	1.73	1.94	2.80	1.47
Perth	1.18	1.75	2.51	1.46
Northeastern Ontario	0.95	2.63	2.47	1.99
Algoma	0.92	2.46	2.44	3.73
Cochrane	0.83	1.33	2.53	1.91
Manitoulin	-0.67	1.42	1.52	1.85
Nipissing	1.76	2.84	3.29	1.85
Parry Sound	0.49	2.72	2.81	2.29
Sudbury	1.43	3.84	2.50	1.23
Timiskaming	-0.71	1.10	0.94	0.61
Northwestern Ontario	1.25	1.54	2.49	2.21
Kenora	1.18	0.90	3.17	2.58
Rainy River	-0.18	1.06	1.60	0.32
Thunder Bay	1.54	1.84	2.41	2.38

Source: Derived from Statistics Canada, Census, various years.

TABLE A 1.3.1
AVERAGE HOUSEHOLD SIZE
BY REGION/COUNTY, ONTARIO, 1961-1981

Region/County	1961	1966	1971	1976	1981
Ontario Total	3.80	3.71	3.46	3.14	2.90
Eastern Ontario	3.93	3.77	3.50	3.11	2.84
Dundas	3.79	3.66	3.46	3.25	3.01
Frontenac	4.01	3.85	3.46	3.10	2.84
Glengarry	4.16	3.99	3.71	3.42	3.13
Grenville	3.68	3.59	3.39	3.17	2.96
Hastings	3.80	3.72	3.48	3.16	2.88
Lanark	3.80	3.72	3.48	3.15	2.90
Leeds	3.75	3.65	3.37	3.11	2.84
Lennox & Addington	3.77	3.71	3.59	3.36	3.07
Ottawa-Carleton (R.M.)	3.88	3.68	3.42	2.99	2.73
Prescott	4.45	4.28	3.90	3.49	3.15
Prince Edward	3.64	3.58	3.39	3.21	2.93
Renfrew	4.20	4.01	3.75	3.35	3.05
Russell	4.64	4.43	4.17	3.72	3.41
Stormont	4.07	3.93	3.66	3.24	2.94
Central Ontario	3.75	3.68	3.41	3.11	2.90
Brant	3.60	3.57	3.42	3.10	2.89
Dufferin	3.52	3.49	3.47	3.36	3.18
Durham (R.M.)	3.77	3.79	3.62	3.36	3.13
Haldimand-Norfolk (R.M.)	3.61	3.57	3.42	3.19	2.97
Haliburton	3.54	3.28	3.17	2.96	2.69
Halton (R.M.)	3.88	3.91	3.68	3.36	3.11
Hamilton-Wentworth (R.M.)	3.75	3.61	3.36	3.01	2.80
Muskoka (D.M.)	3.54	3.41	3.26	3.05	2.80
Niagara (R.M.)	3.71	3.67	3.44	3.13	2.89
Northumberland	3.66	3.61	3.40	3.14	2.91
Peel (R.M.)	3.89	3.95	3.72	3.43	3.25
Peterborough	3.77	3.69	3.41	3.11	2.82
Simcoe	3.86	3.76	3.51	3.25	3.01
Toronto (M.M.)	3.77	3.66	3.31	2.98	2.75
Victoria	3.44	3.37	3.22	3.02	2.80
Waterloo (R.M.)	3.73	3.57	3.45	3.13	2.92
Wellington	3.74	3.70	3.47	3.19	2.96
York (R.M.)	3.77	3.66	3.71	3.46	3.28
Southwestern Ontario	3.61	3.57	3.39	3.11	2.87
Bruce	3.56	3.48	3.34	3.19	2.95
Elgin	3.64	3.50	3.40	3.16	2.97
Essex	3.64	3.65	3.48	3.13	2.91
Grey	3.44	3.39	3.25	3.06	2.82
Huron	3.64	3.63	3.37	3.19	2.97
Kent	3.56	3.57	3.41	3.15	2.92
Lambton	3.71	3.66	3.45	3.17	2.91
Middlesex	3.61	3.51	3.30	2.99	2.73
Oxford	3.62	3.59	3.44	3.19	2.98
Perth	3.58	3.55	3.39	3.16	2.93
Northeastern Ontario	4.22	4.10	3.85	3.41	3.09
Algoma	4.17	4.06	3.86	3.45	3.12
Cochrane	4.34	4.24	3.90	3.48	3.17
Manitoulin	3.94	3.84	3.71	3.43	3.16
Nipissing	4.36	4.17	3.89	3.43	3.07
Parry Sound	3.82	3.56	3.32	3.12	2.86
Sudbury	4.32	4.22	3.98	3.46	3.12
Timiskaming	3.97	3.81	3.55	3.19	2.92
Northwestern Ontario	4.03	3.91	3.64	3.35	3.04
Kenora	4.15	4.11	3.87	3.61	3.25
Rainy River	3.99	3.92	3.71	3.29	2.98
Thunder Bay	4.00	3.84	3.55	3.27	2.97

Source: Based on Tables A 1.1.1 and A 1.2.1 derived from Statistics Canada, Census, Various Years.

TABLE A 1.3.2
AVERAGE ANNUAL CHANGE IN HOUSEHOLD SIZE BY REGION/COUNTY, ONTARIO, 1961-1981
(Percentage)

Region/County	1961-66	1966-71	1971-76	1976-81
Ontario Total	-0.48	-1.40	-1.93	-1.53
Eastern Ontario	-0.84	-1.50	-2.28	-1.80
Dundas	-0.66	-1.11	-1.29	-1.49
Frontenac	-0.81	-2.13	-2.15	-1.75
Glengarry	-0.83	-1.44	-1.64	-1.77
Grenville	-0.49	-1.15	-1.31	-1.40
Hastings	-0.44	-1.30	-1.95	-1.78
Lanark	-0.45	-1.33	-1.93	-1.67
Leeds	-0.53	-1.61	-1.55	-1.81
Lennox & Addington	-0.33	-0.61	-1.36	-1.74
Ottawa-Carleton (R.M.)	-1.08	-1.47	-2.65	-1.80
Prescott	-0.76	-1.83	-2.23	-2.00
Prince Edward	-0.38	-1.05	-1.09	-1.78
Renfrew	-0.91	-1.33	-2.21	-1.90
Russell	-0.93	-1.21	-2.24	-1.72
Stormont	-0.71	-1.41	-2.40	-1.94
Central Ontario	-0.41	-1.47	-1.84	-1.39
Brant	-0.16	-0.83	-1.99	-1.35
Dufferin	-0.19	-0.10	-0.60	-1.14
Durham (R.M.)	0.15	-0.94	-1.48	-1.40
Haldimand-Norfolk (R.M.)	-0.20	-0.86	-1.40	-1.41
Haliburton	-1.50	-0.70	-1.37	-1.89
Halton (R.M.)	0.13	-1.20	-1.81	-1.50
Hamilton-Wentworth (R.M.)	-0.72	-1.45	-2.18	-1.46
Muskoka (D.M.)	-0.74	-0.91	-1.35	-1.70
Niagara (R.M.)	-0.20	-1.28	-1.91	-1.56
Northumberland	-0.25	-1.18	-1.63	-1.51
Peel (R.M.)	0.33	-1.23	-1.58	-1.04
Peterborough	-0.41	-1.56	-1.80	-1.93
Simcoe	-0.54	-1.38	-1.55	-1.52
Toronto (M.M.)	-0.60	-1.96	-2.10	-1.57
Victoria	-0.45	-0.88	-1.29	-1.51
Waterloo (R.M.)	-0.31	-1.23	-1.94	-1.33
Wellington	-0.25	-1.26	-1.69	-1.43
York (R.M.)	-0.60	0.29	-1.36	-1.06
Southwestern Ontario	-0.24	-1.02	-1.73	-1.57
Bruce	-0.45	-0.86	-0.91	-1.53
Elgin	-0.80	-0.58	-1.41	-1.27
Essex	0.06	-0.97	-2.09	-1.46
Grey	-0.31	-0.81	-1.22	-1.57
Huron	-0.03	-1.47	-1.13	-1.37
Kent	0.05	-0.90	-1.54	-1.55
Lambton	-0.28	-1.14	-1.71	-1.70
Middlesex	-0.54	-1.22	-1.97	-1.79
Oxford	-0.21	-0.81	-1.55	-1.32
Perth	-0.16	-0.90	-1.44	-1.49
Northeastern Ontario	-0.60	-1.25	-2.37	-1.97
Algoma	-0.54	-1.00	-2.23	-1.97
Cochrane	-0.48	-1.62	-2.27	-1.86
Manitoulin	-0.49	-0.69	-1.56	-1.63
Nipissing	-0.92	-1.39	-2.49	-2.17
Parry Sound	-1.38	-1.38	-1.23	-1.72
Sudbury	-0.45	-1.18	-2.75	-2.05
Timiskaming	-0.84	-1.37	-2.12	-1.75
Northwestern Ontario	-0.61	-1.44	-1.66	-1.93
Kenora	-0.22	-1.18	-1.40	-2.04
Rainy River	-0.36	-1.10	-2.34	-1.96
Thunder Bay	-0.79	-1.57	-1.66	-1.89

Source: Based on Tables A 1.1.1 and A 1.2.1 derived from Statistics Canada, Census, Various Years.

TABLE A 1.4.1
HEADSHIP RATES
BY AGE AND SEX OF THE HOUSEHOLD HEAD
ONTARIO, 1961-1981
(Percentage)

SEX/AGE	1961	1966	1971	1976	1981
MALES:					
15-24	13.53	14.83	17.58	18.55	16.33
25-44	77.91	82.10	84.29	84.53	80.49
45-64	85.72	88.73	90.33	91.30	88.69
65+	76.43	78.57	80.21	82.34	80.67
ALL AGES 15+	67.31	67.93	68.34	69.11	66.88
FEMALES:					
15-24	1.33	2.20	3.82	7.06	9.84
25-44	4.60	5.66	8.26	12.88	20.84
45-64	14.96	15.58	16.58	18.79	23.27
65+	33.72	36.58	38.56	42.52	44.83
ALL AGES 15+	10.51	11.61	13.41	17.04	22.45
TOTALS:					
15-24	7.46	8.56	10.73	12.84	13.11
25-44	41.49	44.01	46.88	48.92	50.43
45-64	50.76	52.17	52.99	54.44	55.44
65+	53.39	55.08	56.33	59.24	59.77
ALL AGES 15+	38.80	39.45	40.50	42.56	44.07

FIVE YEAR PERCENTAGE CHANGE

	1961-66	1966-71	1971-76	1976-81	AVERAGE
MALES:					
15-24	9.61	18.51	5.50	-11.95	5.42
25-44	5.38	2.66	0.29	-4.78	0.89
45-64	3.52	1.80	1.08	-2.86	0.88
65+	2.80	2.09	2.66	-2.03	1.38
ALL AGES 15+	0.92	0.60	1.14	-3.23	-0.14
FEMALES:					
15-24	65.10	73.61	84.58	39.43	65.68
25-44	23.09	45.80	56.07	61.74	46.68
45-64	4.14	6.44	13.32	23.87	11.94
65+	8.49	5.41	10.27	5.44	7.40
ALL AGES 15+	10.42	15.50	27.05	31.78	21.19
TOTALS:					
15-24	14.75	25.47	19.59	2.12	15.48
25-44	6.07	6.51	4.35	3.09	5.01
45-64	2.78	1.56	2.74	1.84	2.23
65+	3.17	2.26	5.17	0.89	2.87
ALL AGES 15+	1.67	2.66	5.08	3.55	3.24

Source: Derived from Statistics Canada, Census, various years.

TABLE A 1.4.2
HEADSHIP RATES
BY REGION/COUNTY; ONTARIO; 1961-1981
(Percentage)

Region/County	1961	1971	1981	AVERAGE ANNUAL CHANGE 1961-1971	1971-1981
Ontario Total	38.81	40.55	44.07	0.44	0.84
Eastern Ontario	38.25	40.27	44.51	0.52	1.01
Dundas	39.22	40.71	43.10	0.37	0.57
Frontenac	36.47	40.11	44.13	0.96	0.96
Glengarry	37.28	38.88	41.64	0.42	0.69
Grenville	40.18	41.62	43.36	0.35	0.41
Hastings	40.53	40.99	44.57	0.11	0.84
Lanark	38.85	39.63	43.60	0.20	0.96
Leeds	38.10	41.16	44.58	0.78	0.80
Lennox & Addington	40.53	40.02	42.96	−0.13	0.71
Ottawa-Carleton (R.M.)	37.96	40.72	45.86	0.71	1.19
Prescott	35.68	37.74	40.51	0.56	0.71
Prince Edward	41.53	41.23	42.98	−0.07	0.42
Renfrew	37.85	39.01	42.25	0.30	0.80
Russell	35.89	36.22	39.85	0.09	0.96
Stormont	38.64	39.00	43.50	0.09	1.10
Central Ontario	38.50	40.60	43.86	0.53	0.78
Brant	40.69	40.71	44.82	0.01	0.97
Dufferin	41.43	41.58	42.81	0.04	0.29
Durham (R.M.)	40.38	40.46	42.52	0.02	0.50
Haldimand-Norfolk (R.M.)	41.08	41.33	43.67	0.06	0.55
Haliburton	42.43	42.92	46.12	0.11	0.72
Halton (R.M.)	40.91	40.28	42.07	−0.15	0.44
Hamilton-Wentworth(R.M.)	38.84	41.05	45.07	0.55	0.94
Muskoka (D.M.)	41.07	41.87	44.67	0.19	0.65
Niagara (R.M.)	40.21	40.98	44.18	0.19	0.76
Northumberland	40.75	41.22	43.91	0.11	0.63
Peel (R.M.)	39.98	40.61	41.69	0.16	0.26
Peterborough	40.21	40.76	44.96	0.14	0.98
Simcoe	39.43	40.39	43.26	0.24	0.69
Toronto (M.M.)	37.07	40.41	44.57	0.87	0.99
Victoria	41.62	42.46	45.69	0.20	0.73
Waterloo (R.M.)	39.70	41.08	44.85	0.34	0.88
Wellington	39.52	40.87	43.87	0.34	0.71
York (R.M.)	37.07	39.38	40.27	0.61	0.22
Southwestern Ontario	40.88	41.50	45.13	0.15	0.84
Bruce	41.54	42.15	45.08	0.15	0.67
Elgin	38.95	40.83	44.08	0.47	0.77
Essex	41.08	40.69	44.68	−0.10	0.94
Grey	42.02	42.47	45.41	0.11	0.67
Huron	40.87	42.15	44.12	0.31	0.46
Kent	42.10	41.84	44.84	−0.06	0.69
Lambton	41.36	41.38	45.06	.00	0.86
Middlesex	40.28	42.25	46.59	0.48	0.98
Oxford	40.46	40.74	43.54	0.07	0.67
Perth	40.69	41.30	44.41	0.15	0.73
Northeastern Ontario	38.00	38.91	42.96	0.24	1.00
Algoma	38.39	38.69	42.70	0.08	0.99
Cochrane	37.13	38.95	42.59	0.48	0.90
Manitoulin	40.10	40.45	43.34	0.09	0.69
Nipissing	36.94	38.94	42.63	0.53	0.91
Parry Sound	39.72	42.06	43.99	0.57	0.45
Sudbury	37.70	37.92	42.85	0.06	1.23
Timiskaming	39.57	41.00	44.81	0.36	0.89
Northwestern Ontario	38.26	39.92	43.74	0.43	0.92
Kenora	38.30	39.77	43.36	0.38	0.87
Rainy River	40.67	39.62	44.59	−0.26	1.19
Thunder Bay	37.81	40.02	43.74	0.57	0.89

Source: Derived from Statistics Canada, Canadian Census, various years.

TABLE 1.4.3
HEADSHIP RATES BY AGE
BY REGION/COUNTY, ONTARIO, 1981
(Percentage)

Region/County	15-24	25-44	45-64	65+	ALL AGES 15+
Ontario Total	13.11	50.43	55.44	59.77	44.07
Eastern Ontario	14.26	50.83	55.63	59.99	44.51
Dundas	9.42	47.38	53.35	63.29	43.10
Frontenac	16.87	49.64	55.05	59.90	44.13
Glengarry	7.78	47.50	52.97	57.22	41.64
Grenville	9.83	48.39	53.23	60.09	43.36
Hastings	14.32	49.55	54.80	63.92	44.57
Lanark	11.43	47.35	53.96	61.60	43.60
Leeds	13.23	48.82	54.65	60.20	44.58
Lennox & Addington	10.41	48.16	54.13	58.79	42.96
Ottawa-Carleton (R.M.)	16.01	53.02	57.10	59.54	45.86
Prescott	10.55	47.83	53.87	54.25	40.51
Prince Edward	10.77	45.80	52.89	59.85	42.98
Renfrew	10.89	47.68	54.51	61.15	42.25
Russell	9.24	48.86	52.72	45.45	39.85
Stormont	12.94	49.60	55.18	60.56	43.50
Central Ontario	12.38	50.32	55.40	58.67	43.86
Brant	13.89	50.83	54.94	61.75	44.82
Dufferin	10.63	48.67	53.85	60.71	42.81
Durham (R.M.)	11.46	49.76	55.03	57.06	42.52
Haldimand-Norfolk (R.M.)	11.55	48.83	53.98	62.21	43.67
Haliburton	11.14	48.18	52.29	63.26	46.12
Halton (R.M.)	9.09	49.43	55.53	58.42	42.07
Hamilton-Wentworth (R.M.)	14.14	51.14	55.49	61.27	45.07
Muskoka (D.M.)	11.55	47.47	52.87	63.57	44.67
Niagara (R.M.)	11.52	49.92	55.31	61.25	44.18
Northumberland	10.88	47.76	53.84	62.08	43.91
Peel (R.M.)	11.26	50.15	55.64	48.49	41.69
Peterborough	12.16	50.30	54.66	61.96	44.96
Simcoe	11.20	48.91	54.25	60.77	43.26
Toronto (M.M.)	12.93	50.96	55.90	58.08	44.57
Victoria	11.60	48.73	53.03	63.65	45.69
Waterloo (R.M.)	16.86	51.82	55.46	59.51	44.85
Wellington	14.63	49.91	55.01	60.06	43.87
York (R.M.)	7.05	47.52	54.41	50.61	40.27
Southwestern Ontario	14.98	51.02	55.14	62.03	45.13
Bruce	13.16	50.09	53.66	64.19	45.08
Elgin	13.29	49.27	53.73	60.53	44.08
Essex	12.86	50.88	55.73	62.40	44.68
Grey	12.87	49.59	54.53	61.84	45.41
Huron	12.16	48.61	53.51	62.11	44.12
Kent	14.95	50.23	55.11	63.41	44.84
Lambton	14.74	51.42	55.19	63.34	45.06
Middlesex	19.30	53.14	56.02	60.70	46.59
Oxford	13.16	48.94	53.64	61.10	43.54
Perth	13.77	49.68	54.75	62.59	44.41
Northeastern Ontario	12.67	49.75	55.96	62.81	42.96
Algoma	13.81	50.04	56.28	62.44	42.70
Cochrane	13.60	49.61	56.13	64.22	42.59
Manitoulin	8.87	46.80	54.29	63.52	43.34
Nipissing	12.49	49.41	55.58	61.10	42.63
Parry Sound	8.92	47.13	53.18	62.07	43.99
Sudbury	11.95	50.39	56.64	62.45	42.85
Timiskaming	13.57	49.39	55.40	65.28	44.81
Northwestern Ontario	14.66	49.56	55.60	62.72	43.74
Kenora	16.01	49.73	56.09	64.25	43.36
Rainy River	13.64	48.66	55.21	66.42	44.59
Thunder Bay	14.27	49.62	55.50	61.59	43.74

Source: Derived form Statistics Canada, 1981 Census, various tables.

TABLE 1.4.4
MALE HEADSHIP RATES BY AGE
BY REGION/COUNTY, ONTARIO, 1981
(Percentage)

Region/County	15-24	25-44	45-64	65+	ALL AGES 15+
Ontario Total	16.33	80.49	88.69	80.67	66.88
Eastern Ontario	16.36	79.44	88.31	80.71	66.09
Dundas	14.58	81.98	89.54	84.65	68.49
Frontenac	17.[illegible]2	74.69	87.32	80.77	63.51
Glengarry	11.70	83.14	86.35	76.17	65.86
Grenville	13.71	83.20	88.72	82.80	68.82
Hastings	18.88	82.38	89.57	86.34	68.72
Lanark	14.91	76.47	87.77	80.60	65.70
Leeds	16.99	81.14	88.17	80.96	68.35
Lennox & Addington	14.86	80.65	88.74	81.21	67.67
Ottawa-Carleton (R.M.)	16.46	78.81	88.28	80.01	65.80
Prescott	15.80	81.57	87.67	73.46	64.51
Prince Edward	13.88	76.24	87.72	82.25	66.70
Renfrew	14.46	80.16	88.54	81.29	64.72
Russell	13.55	86.04	86.87	65.76	66.27
Stormont	17.70	82.53	89.05	80.49	66.79
Central Ontario	15.18	79.66	88.33	79.69	66.39
Brant	18.60	83.18	89.72	83.11	68.86
Dufferin	15.40	83.45	88.04	82.61	68.54
Durham (R.M.)	16.41	84.90	90.12	79.81	68.76
Haldimand-Norfolk (R.M.)	17.34	83.98	90.09	83.32	69.26
Haliburton	16.38	81.23	89.18	90.00	72.85
Halton (R.M.)	12.01	85.07	92.02	83.37	68.40
Hamilton-Wentworth (R.M.)	17.88	81.28	89.87	82.53	68.29
Muskoka (D.M.)	15.74	79.29	87.45	85.19	68.84
Niagara (R.M.)	15.47	83.17	91.44	84.15	69.24
Northumberland	15.01	80.74	89.57	84.35	68.63
Peel (R.M.)	15.49	84.95	89.96	72.53	68.20
Peterborough	14.96	80.66	89.47	85.54	68.56
Simcoe	14.73	81.09	87.79	83.18	66.75
Toronto (M.M.)	14.00	74.27	86.06	76.72	63.54
Victoria	16.51	83.40	88.96	86.76	71.73
Waterloo (R.M.)	21.75	84.08	90.75	82.01	69.50
Wellington	18.02	81.57	90.29	82.49	67.60
York (R.M.)	9.54	82.23	88.13	73.00	65.74
Southwestern Ontario	19.62	83.63	90.18	83.39	69.45
Bruce	20.02	87.04	90.21	85.80	72.11
Elgin	19.34	83.12	88.55	81.16	68.97
Essex	17.06	83.55	90.64	83.07	68.70
Grey	17.88	83.31	89.46	83.59	70.54
Huron	17.76	83.47	90.90	86.27	70.24
Kent	20.96	83.83	91.00	84.70	69.69
Lambton	21.53	86.38	92.69	86.47	71.82
Middlesex	21.95	82.25	88.90	80.89	68.63
Oxford	19.17	82.98	89.30	83.63	68.84
Perth	18.51	83.89	91.11	83.92	69.12
Northeastern Ontario	17.95	84.03	89.83	82.65	67.58
Algoma	21.03	84.62	90.67	82.97	68.20
Cochrane	20.37	83.69	88.87	81.34	66.76
Manitoulin	12.70	76.35	84.65	85.00	64.84
Nipissing	16.14	82.48	88.13	82.31	65.66
Parry Sound	12.17	79.55	88.02	81.01	67.70
Sudbury	16.13	85.48	91.41	83.07	68.28
Timiskaming	18.40	84.05	88.40	84.60	68.73
Northwestern Ontario	19.72	80.80	88.35	80.39	66.75
Kenora	22.54	81.16	87.42	83.68	66.42
Rainy River	18.58	83.63	90.87	85.60	69.33
Thunder Bay	18.75	80.31	88.29	78.36	66.50

Source: Derived form Statistics Canada, 1981 Census, various tables.

TABLE 1.4.5
FEMALE HEADSHIP RATES BY AGE BY REGION/COUNTY, ONTARIO, 1981
(Percentage)

Region/County	15-24	25-44	45-64	65+	ALL AGES 15+
Ontario Total	9.84	20.84	23.27	44.83	22.45
Eastern Ontario	12.12	22.32	24.88	45.62	24.19
Dundas	3.81	11.31	17.16	45.65	17.68
Frontenac	15.95	23.52	24.52	45.43	25.36
Glengarry	3.32	10.22	18.94	40.14	16.66
Grenville	5.57	13.53	19.72	41.56	18.60
Hastings	9.55	17.15	22.01	47.12	21.66
Lanark	7.91	17.13	23.49	47.99	22.98
Leeds	9.38	16.18	23.21	44.31	22.08
Lennox & Addington	5.54	14.19	19.97	40.96	18.26
Ottawa-Carleton (R.M.)	15.57	28.09	28.12	47.33	27.74
Prescott	5.09	12.16	21.19	37.85	16.55
Prince Edward	7.44	14.93	18.68	41.46	19.78
Renfrew	6.66	13.48	21.74	45.12	19.42
Russell	4.56	10.27	17.74	28.70	12.97
Stormont	7.98	16.31	24.12	46.39	21.55
Central Ontario	9.55	21.76	23.48	44.01	22.64
Brant	9.07	18.40	22.74	47.15	22.39
Dufferin	5.44	13.55	17.62	41.64	16.61
Durham (R.M.)	6.30	14.88	19.04	40.64	16.79
Haldimand-Norfolk (R.M.)	5.20	12.21	19.44	45.24	18.34
Haliburton	5.16	15.00	19.33	37.91	19.98
Halton (R.M.)	5.99	15.01	17.89	40.74	16.35
Hamilton-Wentworth (R.M.)	10.32	21.62	22.51	46.46	23.27
Muskoka (D.M.)	7.14	15.77	21.52	45.20	21.68
Niagara (R.M.)	7.50	17.68	21.21	44.27	20.72
Northumberland	6.45	14.09	20.41	44.39	20.07
Peel (R.M.)	7.00	15.86	18.82	32.33	15.55
Peterborough	9.34	20.26	23.31	44.13	23.07
Simcoe	7.33	16.67	22.13	42.45	20.23
Toronto (M.M.)	11.87	28.77	27.23	45.97	27.25
Victoria	6.36	14.51	20.02	43.49	20.72
Waterloo (R.M.)	11.99	19.35	21.68	44.08	21.45
Wellington	11.12	18.11	20.74	43.56	21.06
York (R.M.)	4.43	13.81	18.98	34.46	15.36
Southwestern Ontario	10.25	18.49	21.90	46.48	22.16
Bruce	5.83	10.20	18.49	46.17	17.98
Elgin	7.03	15.06	20.97	45.76	20.63
Essex	8.58	18.64	22.75	47.92	22.18
Grey	7.69	15.40	20.89	44.28	21.24
Huron	6.11	11.28	18.34	42.32	18.32
Kent	8.80	16.02	21.69	48.19	21.35
Lambton	7.60	15.09	19.05	45.37	18.72
Middlesex	16.75	25.51	24.95	47.03	26.50
Oxford	6.95	14.37	19.39	44.57	19.38
Perth	8.84	14.89	20.19	47.11	20.93
Northeastern Ontario	7.28	15.10	21.44	45.89	18.43
Algoma	6.43	14.00	20.07	46.20	16.90
Cochrane	6.45	13.52	21.23	48.43	17.33
Manitoulin	4.92	17.62	24.07	46.63	22.78
Nipissing	8.73	17.67	23.76	44.80	20.61
Parry Sound	5.27	14.32	20.00	43.56	20.07
Sudbury	7.82	15.63	20.82	44.37	17.73
Timiskaming	8.69	14.83	24.57	49.02	21.95
Northwestern Ontario	9.31	16.44	21.89	47.00	20.06
Kenora	8.99	15.84	22.53	45.87	18.91
Rainy River	8.35	13.57	20.38	48.55	19.84
Thunder Bay	9.57	17.04	21.92	47.06	20.49

Source: Derived form Statistics Canada, 1981 Census, various tables.

TABLE A 1.5
NUMBER OF RENTER HOUSEHOLDS BY AGE AND SEX OF THE HOUSEHOLD HEAD ONTARIO, 1961-1981

SEX/AGE	1961	1966	1971	1976	1981
		NUMBER OF HOUSEHOLDS			
MALES:					
15-24	42,335	66,565	104,580	113,065	103,025
25-44	232,273	264,446	329,360	318,560	328,950
45-64	93,956	114,032	134,290	141,080	135,595
65+	[illegible],401	38,595	49,745	65,445	77,075
ALL AGES 15+	396,965	483,638	617,975	638,150	644,645
FEMALES:					
15-24	5,024	11,441	25,445	51,765	71,415
25-44	25,307	37,147	62,455	107,070	172,535
45-64	30,981	43,142	57,940	73,355	87,950
65+	25,244	41,724	60,535	88,025	114,290
ALL AGES 15+	86,556	133,454	206,375	320,215	446,190
TOTALS:					
15-24	47,359	78,006	130,025	164,830	174,440
25-44	257,580	301,593	391,815	425,630	501,485
45-64	124,937	157,174	192,230	214,435	223,545
65+	53,645	80,319	110,280	153,470	191,365
ALL AGES 15+	483,521	617,092	824,350	958,365	1,090,835
		PERCENTAGE DISTRIBUTION (1)			
MALES:					
15-24	4.43	10.79	12.69	11.80	9.44
25-44	34.01	42.85	39.95	33.24	30.16
45-64	25.58	18.48	16.29	14.72	12.43
65+	9.83	6.25	6.03	6.83	7.07
ALL AGES 15+	73.85	78.37	74.97	66.59	59.10
FEMALES:					
15-24	2.63	1.85	3.09	5.40	6.55
25-44	8.95	6.02	7.58	11.17	15.82
45-64	6.94	6.99	7.03	7.65	8.06
65+	7.64	6.76	7.34	9.18	10.48
ALL AGES 15+	26.15	21.63	25.03	33.41	40.90
TOTALS:					
15-24	7.06	12.64	15.77	17.20	15.99
25-44	42.95	48.87	47.53	44.41	45.97
45-64	32.52	25.47	23.32	22.38	20.49
65+	17.47	13.02	13.38	16.01	17.54
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Percentage of total renter households in respective years.

Source: Statistics Canada, Census, various years.

TABLE A 1.6.1
RENTER HEADSHIP RATES
BY AGE AND SEX OF THE HOUSEHOLD HEAD
ONTARIO, 1961-1981
(Percentage)

SEX/AGE	1961	1966	1971	1976	1981
MALES:					
15-24	10.24	12.21	15.00	14.48	12.78
25-44	[illegible].39	28.91	32.61	27.94	26.22
45-64	16.15	17.78	18.45	17.58	15.83
65+	12.32	15.43	18.10	21.09	21.31
ALL AGES 15+	18.85	20.57	22.81	21.03	19.66
FEMALES:					
15-24	1.22	2.12	3.69	6.71	9.01
25-44	2.91	4.09	6.38	9.50	13.53
45-64	5.45	6.73	7.76	8.84	9.93
65+	9.18	13.14	16.38	20.54	22.57
ALL AGES 15+	4.08	5.55	7.41	10.14	12.90
TOTALS:					
15-24	5.75	7.19	9.37	10.62	10.91
25-44	14.73	16.54	19.71	18.78	19.83
45-64	10.86	12.26	13.04	13.13	12.83
65+	10.61	14.15	17.12	20.77	22.05
ALL AGES 15+	11.44	12.97	15.00	15.48	16.19

FIVE YEAR PERCENTAGE CHANGE

	1961-66	1966-71	1971-76	1976-81	AVERAGE
MALES:					
15-24	19.20	22.92	-3.50	-11.72	6.72
25-44	9.57	12.78	-14.31	-6.17	0.47
45-64	10.14	3.74	-4.72	-9.94	-0.19
65+	25.21	17.29	16.54	1.02	15.02
ALL AGES 15+	9.13	10.87	-7.77	-6.53	1.42
FEMALES:					
15-24	73.43	73.59	82.09	34.29	65.85
25-44	40.39	56.13	48.83	42.43	46.94
45-64	23.49	15.23	13.89	12.36	16.24
65+	43.10	24.71	25.34	9.92	25.77
ALL AGES 15+	36.03	33.58	36.87	27.16	33.41
TOTALS:					
15-24	25.15	30.25	13.31	2.77	17.87
25-44	12.34	19.12	-4.72	5.59	8.08
45-64	12.87	6.32	0.75	-2.31	4.41
65+	33.29	20.98	21.35	6.15	20.44
ALL AGES 15+	13.45	15.65	3.18	4.57	9.21

Source: Derived from Statistics Canada, Census, various years.

TABLE A 1.6.2
ESTIMATED RENTER HEADSHIP RATES (1)
BY AGE, BY REGION/COUNTY, ONTARIO, 1981
(Percentage)

Region/County	15-24	25-44	45-64	65+	ALL AGES 15+
Ontario Total	10.91	19.83	12.83	22.05	16.19
Eastern Ontario	11.89	21.90	13.82	22.84	17.57
Dundas	6.27	11.43	7.36	12.57	9.42
Frontenac	12.19	22.26	14.24	24.54	17.99
Glengarry	5.27	9.58	6.18	10.52	7.85
Grenville	6.97	12.61	8.11	13.95	10.45
Hastings	10.00	18.14	11.70	20.15	14.73
Lanark	7.87	14.42	9.18	15.90	11.90
Leeds	8.43	15.36	9.87	17.00	12.66
Lennox & Addington	6.86	12.50	8.03	13.75	10.35
Ottawa-Carleton (R.M.)	15.15	27.57	17.81	30.82	22.51
Prescott	7.78	14.28	9.14	15.66	11.49
Prince Edward	6.83	12.41	8.01	13.71	10.19
Renfrew	7.85	14.23	9.10	15.62	11.49
Russell	4.51	8.21	5.30	9.04	6.85
Stormont	10.81	19.68	12.61	21.80	15.94
Central Ontario	11.22	20.26	13.36	22.98	16.70
Brant	9.42	17.15	11.01	19.02	14.02
Dufferin	6.36	11.53	7.51	12.73	9.60
Durham (R.M.)	7.74	14.05	9.14	15.60	11.52
Haldimand-Norfolk (R.M.)	7.66	13.95	8.94	15.35	11.41
Haliburton	5.06	9.13	5.84	10.08	7.59
Halton (R.M.)	8.24	14.88	9.73	16.60	12.08
Hamilton-Wentworth (R.M.)	11.72	21.26	13.76	23.67	17.28
Muskoka (D.M.)	6.26	11.36	7.28	12.58	9.40
Niagara (R.M.)	8.32	15.07	9.75	16.79	12.27
Northumberland	7.53	13.71	8.79	15.13	11.25
Peel (R.M.)	8.88	16.16	10.58	17.98	13.27
Peterborough	8.63	15.70	10.07	17.43	12.86
Simcoe	7.63	13.82	8.91	15.30	11.39
Toronto (M.M.)	14.73	26.70	17.34	29.88	21.86
Victoria	6.60	11.94	7.68	13.24	9.99
Waterloo (R.M.)	11.53	21.07	13.57	23.35	17.14
Wellington	9.54	17.36	11.20	19.23	14.19
York (R.M.)	5.21	9.41	6.16	10.49	7.75
Southwestern Ontario	9.71	17.71	11.31	19.11	14.37
Bruce	6.36	11.68	7.45	12.78	9.65
Elgin	8.13	14.82	9.52	16.41	12.21
Essex	9.25	16.81	10.84	18.69	13.70
Grey	7.86	14.33	9.23	15.83	11.88
Huron	6.43	11.78	7.50	12.90	9.66
Kent	9.25	16.88	10.82	18.67	13.77
Lambton	8.86	16.19	10.39	17.83	13.11
Middlesex	13.02	23.62	15.34	26.44	19.34
Oxford	8.25	15.03	9.67	16.63	12.29
Perth	8.34	15.20	9.77	16.81	12.41
Northeastern Ontario	9.62	17.51	11.26	18.71	13.94
Algoma	9.62	17.64	11.42	19.41	14.03
Cochrane	10.24	18.76	12.13	20.54	14.95
Manitoulin	5.91	10.74	6.97	11.92	8.84
Nipissing	9.85	17.80	11.58	19.85	14.32
Parry Sound	5.72	10.36	6.66	11.41	8.56
Sudbury	10.00	18.23	11.87	20.19	14.53
Timiskaming	9.31	16.96	10.91	18.78	13.77
Northwestern Ontario	8.40	15.43	9.93	16.84	12.39
Kenora	7.86	14.42	9.30	15.74	11.50
Rainy River	6.79	12.32	7.96	13.60	9.97
Thunder Bay	8.84	16.21	10.43	17.76	13.05

Note: 1.Percentage of the population in each age group that headed renter households. Derived by weighting county aggregate renter headship rates by provincial estimates by age and sex.

Source: Derived from Statistics Canada, 1981 Census.

TABLE A 1.6.3
ESTIMATED MALE RENTER HEADSHIP RATES (1)
BY AGE, BY REGION/COUNTY, ONTARIO, 1981
(Percentage)

Region/County	15-24	25-44	45-64	65+	ALL AGES 15+
Ontario Total	12.78	26.22	15.83	21.31	19.66
Eastern Ontario	13.84	28.83	17.07	21.53	21.27
Dundas	7.30	14.97	9.04	12.17	11.22
Frontenac	14.22	29.17	17.62	23.71	21.71
Glengarry	6.12	12.55	7.58	10.20	9.30
Grenville	.11	16.63	10.04	13.51	12.52
Hastings	11.69	23.98	14.48	19.49	17.71
Lanark	9.22	18.91	11.42	15.36	14.26
Leeds	9.86	20.23	12.22	16.44	15.14
Lennox & Addington	7.98	16.37	9.89	13.30	12.46
Ottawa-Carleton (R.M.)	17.82	36.56	22.08	29.71	27.66
Prescott	9.10	18.67	11.27	15.17	13.85
Prince Edward	7.96	16.33	9.86	13.27	12.09
Renfrew	9.07	18.61	11.24	15.12	13.70
Russell	5.25	10.77	6.50	8.75	8.34
Stormont	12.64	25.92	15.65	21.06	19.14
Central Ontario	13.11	26.80	16.44	21.94	20.24
Brant	11.02	22.61	13.65	18.37	16.89
Dufferin	7.40	15.19	9.17	12.34	11.64
Durham (R.M.)	9.05	18.55	11.20	15.08	14.12
Haldimand-Norfolk (R.M.)	8.92	18.29	11.04	14.86	13.67
Haliburton	5.87	12.04	7.27	9.78	8.93
Halton (R.M.)	9.62	19.73	11.92	16.04	14.80
Hamilton-Wentworth (R.M.)	13.72	28.14	16.99	22.87	20.87
Muskoka (D.M.)	7.31	15.00	9.06	12.19	11.20
Niagara (R.M.)	9.74	19.98	12.06	16.23	14.80
Northumberland	8.79	18.02	10.88	14.64	13.43
Peel (R.M.)	10.41	21.36	12.90	17.36	16.51
Peterborough	10.12	20.75	12.53	16.86	15.48
Simcoe	8.89	18.23	11.01	14.81	13.70
Toronto (M.M.)	17.30	35.49	21.43	28.84	26.61
Victoria	7.70	15.79	9.53	12.83	11.86
Waterloo (R.M.)	13.53	27.76	16.76	22.56	20.94
Wellington	11.15	22.88	13.82	18.59	17.15
York (R.M.)	6.08	12.48	7.53	10.14	9.49
Southwestern Ontario	11.34	23.31	13.98	18.34	17.31
Bruce	7.42	15.23	9.19	12.37	11.55
Elgin	9.51	19.52	11.78	15.86	14.63
Essex	10.83	22.22	13.42	18.06	16.54
Grey	9.19	18.86	11.39	15.32	14.12
Huron	7.50	15.37	9.28	12.49	11.48
Kent	10.82	22.20	13.41	18.04	16.57
Lambton	10.35	21.23	12.82	17.25	15.88
Middlesex	15.32	31.42	18.97	25.53	23.57
Oxford	9.64	19.78	11.95	16.08	14.73
Perth	9.75	19.99	12.07	16.25	14.82
Northeastern Ontario	11.26	23.06	13.82	18.09	16.95
Algoma	11.27	23.11	13.96	18.78	17.10
Cochrane	11.95	24.52	14.80	19.92	18.13
Manitoulin	6.92	14.19	8.57	11.53	10.43
Nipissing	11.52	23.64	14.27	19.21	17.35
Parry Sound	6.65	13.64	8.23	11.08	10.14
Sudbury	11.74	24.08	14.54	19.57	17.82
Timiskaming	10.91	22.38	13.52	18.19	16.52
Northwestern Ontario	9.80	20.17	12.17	16.30	14.97
Kenora	9.16	18.79	11.35	15.27	13.94
Rainy River	7.92	16.24	9.80	13.20	11.94
Thunder Bay	10.32	21.18	12.79	17.21	15.78

Note: 1.Percentage of the male population in each age group that headed renter households. Derived by weighting county aggregate renter headship rates by provincial estimates for males by age.

Source: Derived from Statistics Canada, 1981 Census.

TABLE A 1.6.4
ESTIMATED FEMALE RENTER HEADSHIP RATES (1)
BY AGE, BY REGION/COUNTY, ONTARIO, 1981
(Percentage)

Region/County	15-24	25-44	45-64	65+	ALL AGES 15+
Ontario Total	9.01	13.53	9.93	22.57	12.90
Eastern Ontario	9.90	15.01	10.76	23.75	14.09
Dundas	5.15	7.73	5.67	12.89	7.62
Frontenac	10.03	15.06	11.05	25.12	14.38
Glengarry	1.31	6.48	4.75	10.81	6.34
Grenville	5.71	8.58	6.30	14.32	8.43
Hastings	8.24	12.38	9.08	20.65	11.89
Lanark	6.50	9.76	7.16	16.28	9.70
Leeds	6.95	10.45	7.66	17.42	10.31
Lennox & Addington	5.63	8.45	6.20	14.10	8.24
Ottawa-Carleton (R.M.)	12.57	18.87	13.85	31.48	17.84
Prescott	6.42	9.64	7.07	16.07	9.14
Prince Edward	5.61	8.43	6.19	14.06	8.34
Renfrew	6.40	9.61	7.05	16.02	9.25
Russell	3.70	5.56	4.08	9.27	5.35
Stormont	8.91	13.38	9.82	22.32	12.91
Central Ontario	9.31	13.90	10.37	23.71	13.37
Brant	7.77	11.67	8.56	19.47	11.33
Dufferin	5.22	7.84	5.75	13.08	7.53
Durham (R.M.)	6.38	9.58	7.03	15.98	8.97
Haldimand-Norfolk (R.M.)	6.29	9.44	6.93	15.75	9.18
Haliburton	4.14	6.22	4.56	10.37	6.28
Halton (R.M.)	6.78	10.19	7.47	16.99	9.42
Hamilton-Wentworth (R.M.)	9.67	14.53	10.66	24.23	13.92
Muskoka (D.M.)	5.15	7.74	5.68	12.91	7.68
Niagara (R.M.)	6.87	10.31	7.57	17.20	9.90
Northumberland	6.19	9.30	6.83	15.52	9.15
Peel (R.M.)	7.34	11.03	8.09	18.39	10.07
Peterborough	7.13	10.71	7.86	17.86	10.43
Simcoe	6.26	9.41	6.90	15.69	9.12
Toronto (M.M.)	12.20	18.32	13.44	30.56	17.53
Victoria	5.43	8.15	5.98	13.60	8.20
Waterloo (R.M.)	9.54	14.33	10.51	23.90	13.54
Wellington	7.86	11.81	8.67	19.70	11.34
York (R.M.)	4.29	6.44	4.72	10.74	6.05
Southwestern Ontario	8.05	12.12	8.77	19.67	11.60
Bruce	5.23	7.86	5.77	13.11	7.75
Elgin	6.71	10.07	7.39	16.80	9.93
Essex	7.64	11.47	8.42	19.13	11.04
Grey	6.48	9.74	7.14	16.24	9.72
Huron	5.28	7.94	5.82	13.24	7.87
Kent	7.63	11.46	8.41	19.12	11.12
Lambton	7.30	10.96	8.04	18.28	10.38
Middlesex	10.80	16.22	11.90	27.05	15.49
Oxford	6.80	10.21	7.49	17.03	9.96
Perth	6.87	10.32	7.57	17.22	10.12
Northeastern Ontario	7.95	11.90	8.64	19.25	10.93
Algoma	7.94	11.93	8.75	19.90	10.92
Cochrane	8.43	12.66	9.29	21.11	11.62
Manitoulin	4.88	7.33	5.37	12.22	7.33
Nipissing	8.12	12.20	8.95	20.35	11.42
Parry Sound	4.69	7.04	5.16	11.74	6.97
Sudbury	8.28	12.43	9.12	20.74	11.29
Timiskaming	7.69	11.55	8.48	19.27	11.15
Northwestern Ontario	6.91	10.41	7.63	17.32	9.72
Kenora	6.46	9.70	7.12	16.18	8.92
Rainy River	5.58	8.38	6.15	13.98	8.01
Thunder Bay	7.28	10.93	8.02	18.23	10.25

Note: 1. Percentage of the female population in each age group that headed renter households. Derived by weighting county aggregate renter headship rates by provincial estimates for females by age.

Source: Derived from Statistics Canada, 1981 Census.

TABLE A 2.1.1
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE LOW FERTILITY, LOW MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,139,041	9,536,330	9,799,958	9,981,854
Eastern Ontario	1,185,115	1,228,176	1,253,784	1,264,889	1,267,038
Dundas	18,925	18,233	17,205	16,287	15,462
Frontenac	108,080	109,152	107,763	105,400	102,554
Glengarry	20,225	20,028	19,759	19,533	19,237
Grenville	27,250	27,898	28,467	28,805	28,908
Hastings	106,760	106,698	104,861	102,591	99,895
Lanark	45,620	46,724	47,898	48,586	48,886
Leeds	53,785	54,998	56,025	56,532	56,593
Lennox & Addington	33,085	30,745	27,435	24,615	22,334
Ottawa-Carleton (R.M.)	546,810	589,881	624,262	646,619	661,405
Prescott	30,475	31,943	33,423	34,471	35,111
Prince Edward	22,305	22,238	22,041	21,757	21,383
Renfrew	87,515	85,044	80,951	77,105	73,904
Russell	22,395	24,038	25,657	27,083	28,278
Stormont	61,885	60,556	58,037	55,505	53,088
Central Ontario	5,347,575	5,766,431	6,114,003	6,357,013	6,536,970
Brant	104,425	109,419	113,704	116,606	118,565
Dufferin	31,080	34,902	39,161	42,865	46,065
Durham (R.M.)	283,685	334,228	384,647	426,401	462,210
Haldimand-Norfolk (R.M.)	89,500	94,583	99,841	103,890	106,938
Haliburton	253,865	301,465	349,149	394,888	434,409
Halton (R.M.)	411,485	423,001	427,220	426,648	423,414
Hamilton-Wentworth (R.M.)	11,340	11,732	12,269	12,647	12,901
Muskoka (D.M.)	38,385	39,895	41,676	42,917	43,751
Niagara (R.M.)	368,295	374,818	376,849	375,852	372,324
Northumberland	64,975	65,516	65,683	65,448	64,845
Peel (R.M.)	490,745	569,529	651,559	714,795	766,977
Peterborough	102,495	106,194	109,599	111,622	112,559
Simcoe	225,130	238,991	252,583	262,734	269,641
Toronto (M.M.)	2,137,325	2,212,536	2,222,291	2,194,274	2,155,232
Victoria	47,830	50,334	53,359	55,672	57,462
Waterloo (R.M.)	305,485	333,699	359,113	378,397	393,904
Wellington	129,475	139,307	148,499	155,421	160,754
York (R.M.)	252,055	326,282	406,801	475,936	535,019
Southwestern Ontario	1,272,745	1,309,030	1,329,488	1,339,264	1,341,139
Bruce	59,965	61,708	62,978	64,038	64,932
Elgin	69,800	70,405	70,409	70,239	69,822
Essex	312,500	317,356	316,708	314,561	311,296
Grey	73,910	74,370	74,851	75,015	74,864
Huron	56,080	55,651	54,567	53,596	52,646
Kent	106,995	107,412	105,895	104,077	102,036
Lambton	123,435	127,594	129,984	131,256	131,818
Middlesex	318,065	340,442	359,549	372,313	380,510
Oxford	85,940	87,776	88,749	89,117	89,070
Perth	66,055	66,316	65,798	65,052	64,145
Northeastern Ontario	583,340	587,832	582,133	575,036	567,828
Algoma	133,640	143,467	152,584	159,584	164,873
Cochrane	96,775	100,278	102,290	103,707	104,578
Manitoulin	10,960	10,597	10,174	9,881	9,679
Nipissing	80,170	77,737	73,246	69,052	65,264
Parry Sound	33,650	34,374	35,412	36,160	36,592
Sudbury	186,800	181,875	171,484	161,980	154,117
Timiskaming	41,345	39,504	36,943	34,672	32,725
Northwestern Ontario	236,285	247,570	256,925	263,756	268,874
Kenora	59,415	61,592	63,064	64,409	65,708
Rainy River	22,820	22,216	21,086	20,089	19,268
Thunder Bay	154,050	163,762	172,775	179,258	183,898

Source: Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.1.2
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE LOW FERTILITY, MEDIUM MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,139,041	9,587,963	9,958,311	10,252,614
Eastern Ontario	1,185,115	1,228,176	1,258,344	1,278,815	1,290,757
Dundas	18,925	18,233	17,233	16,370	15,597
Frontenac	108,080	109,152	108,119	106,475	104,362
Glengarry	20,225	20,028	19,778	19,591	19,334
Grenville	27,250	27,898	28,519	28,966	29,185
Hastings	106,760	106,698	105,111	103,341	101,149
Lanark	45,620	46,724	47,957	48,770	49,208
Leeds	53,785	54,998	56,119	56,822	57,091
Lennox & Addington	33,085	30,745	27,437	24,611	22,307
Ottawa-Carleton (R.M.)	546,810	589,881	627,581	656,810	678,853
Prescott	30,475	31,943	33,471	34,620	35,371
Prince Edward	22,305	22,238	22,072	21,850	21,540
Renfrew	87,515	85,044	81,099	77,541	74,625
Russell	22,395	24,038	25,664	27,105	28,321
Stormont	61,885	60,556	58,184	55,943	53,814
Central Ontario	5,347,575	5,766,431	6,155,177	6,483,487	6,753,561
Brant	104,425	109,419	114,038	117,633	120,330
Dufferin	31,080	34,902	39,229	43,085	46,463
Durham (R.M.)	283,685	334,228	388,657	438,796	483,584
Haldimand-Norfolk (R.M.)	89,500	94,583	99,977	104,320	107,697
Haliburton	11,340	11,732	12,276	12,670	12,947
Halton (R.M.)	253,865	301,465	349,149	394,888	434,409
Hamilton-Wentworth (R.M.)	411,485	423,001	429,195	432,670	433,639
Muskoka (D.M.)	38,385	39,895	41,716	43,046	43,986
Niagara (R.M.)	368,295	374,818	378,113	379,700	378,849
Northumberland	64,975	65,516	65,785	65,761	65,378
Peel (R.M.)	490,745	569,529	654,418	723,690	782,465
Peterborough	102,495	106,194	109,794	112,228	113,607
Simcoe	225,130	238,991	253,085	264,301	272,362
Toronto (M.M.)	2,137,325	2,212,536	2,240,640	2,250,096	2,249,808
Victoria	47,830	50,334	53,412	55,846	57,780
Waterloo (R.M.)	305,485	333,699	360,986	384,175	403,853
Wellington	129,475	139,307	149,024	157,046	163,562
York (R.M.)	252,055	326,282	411,451	490,410	560,154
Southwestern Ontario	1,272,745	1,309,030	1,334,095	1,353,348	1,365,089
Bruce	59,965	61,708	63,081	64,355	65,475
Elgin	69,800	70,405	70,581	70,765	70,713
Essex	312,500	317,356	318,232	319,200	319,150
Grey	73,910	74,370	74,970	75,382	75,493
Huron	56,080	55,651	54,677	53,927	53,201
Kent	106,995	107,412	106,216	105,049	103,669
Lambton	123,435	127,594	130,419	132,586	134,080
Middlesex	318,065	340,442	360,961	376,660	387,964
Oxford	85,940	87,776	88,999	89,883	90,374
Perth	66,055	66,316	65,959	65,541	64,970
Northeastern Ontario	583,340	587,832	582,952	577,465	571,857
Algoma	133,640	143,467	152,874	160,484	166,434
Cochrane	96,775	100,278	102,428	104,125	105,280
Manitoulin	10,960	10,597	10,178	9,891	9,693
Nipissing	80,170	77,737	73,360	69,379	65,786
Parry Sound	33,650	34,374	35,441	36,251	36,755
Sudbury	186,800	181,875	171,693	162,566	155,035
Timiskaming	41,345	39,504	36,978	34,769	32,874
Northwestern Ontario	236,285	247,570	257,393	265,195	271,348
Kenora	59,415	61,592	63,113	64,555	65,951
Rainy River	22,820	22,216	21,134	20,231	19,504
Thunder Bay	154,050	163,762	173,146	180,409	185,893

Source: Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.1.3
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE LOW FERTILITY, HIGH MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,139,024	9,639,581	10,116,658	10,523,351
Eastern Ontario	1,185,115	1,228,166	1,262,894	1,292,741	1,314,468
Dundas	18,925	18,233	17,259	16,449	15,731
Frontenac	108,080	109,148	108,475	107,551	106,171
Glengarry	20,225	20,028	19,798	19,651	19,428
Grenville	27,250	27,893	28,568	29,130	29,462
Hastings	106,760	106,696	105,359	104,093	102,408
Lanark	45,620	46,724	48,019	48,954	49,528
Leeds	53,785	55,000	56,212	57,109	57,590
Lennox & Addington	33,085	30,746	27,439	24,607	22,279
Ottawa-Carleton (R.M.)	546,810	589,881	630,900	667,000	696,297
Prescott	30,475	31,942	33,518	34,768	35,628
Prince Edward	22,305	22,239	22,102	21,943	21,696
Renfrew	87,515	85,041	81,245	77,978	75,347
Russell	22,395	24,039	25,669	27,126	28,365
Stormont	61,885	60,556	58,331	56,382	54,538
Central Ontario	5,347,575	5,766,432	6,196,351	6,609,954	6,970,150
Brant	104,425	109,422	114,366	118,662	122,097
Dufferin	31,080	34,903	39,300	43,302	46,860
Durham (R.M.)	283,685	334,228	392,662	451,190	504,956
Haldimand-Norfolk (R.M.)	89,500	94,583	100,113	104,750	108,457
Haliburton	11,340	11,731	12,285	12,694	12,994
Halton (R.M.)	253,865	301,464	357,614	421,142	479,785
Hamilton-Wentworth (R.M.)	411,485	423,001	431,168	438,690	443,863
Muskoka (D.M.)	38,385	39,894	41,756	43,175	44,220
Niagara (R.M.)	368,295	374,820	379,377	383,549	385,372
Northumberland	64,975	65,515	65,888	66,074	65,911
Peel (R.M.)	490,745	569,529	657,278	732,585	797,953
Peterborough	102,495	106,191	109,989	112,832	114,657
Simcoe	225,130	238,992	253,586	265,869	275,083
Toronto (M.M.)	2,137,325	2,212,535	2,258,989	2,305,918	2,344,386
Victoria	47,830	50,335	53,465	56,017	58,097
Waterloo (R.M.)	305,485	333,701	362,860	389,955	413,800
Wellington	129,475	139,306	149,550	158,670	166,367
York (R.M.)	252,055	326,282	416,105	504,880	585,292
Southwestern Ontario	1,272,745	1,309,023	1,338,710	1,367,432	1,389,041
Bruce	59,965	61,705	63,182	64,672	66,018
Elgin	69,800	70,403	70,754	71,290	71,604
Essex	312,500	317,355	319,759	323,837	327,003
Grey	73,910	74,368	75,091	75,751	76,120
Huron	56,080	55,650	54,788	54,262	53,755
Kent	106,995	107,416	106,537	106,019	105,305
Lambton	123,435	127,593	130,854	133,915	136,343
Middlesex	318,065	340,441	362,374	381,007	395,418
Oxford	85,940	87,777	89,250	90,649	91,680
Perth	66,055	66,315	66,121	66,030	65,795
Northeastern Ontario	583,340	587,832	583,772	579,898	575,877
Algoma	133,640	143,469	153,164	161,383	167,995
Cochrane	96,775	100,277	102,567	104,543	105,980
Manitoulin	10,960	10,599	10,182	9,902	9,707
Nipissing	80,170	77,735	73,475	69,704	66,306
Parry Sound	33,650	34,374	35,469	36,345	36,916
Sudbury	186,800	181,874	171,902	163,156	155,952
Timiskaming	41,345	39,504	37,013	34,865	33,021
Northwestern Ontario	236,285	247,571	257,854	266,633	273,815
Kenora	59,415	61,593	63,158	64,701	66,193
Rainy River	22,820	22,214	21,182	20,375	19,736
Thunder Bay	154,050	163,764	173,514	181,557	187,886

Source: Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.1.4
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE MEDIUM FERTILITY, LOW MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,155,842	9,587,236	9,904,210	10,165,396
Eastern Ontario	1,185,115	1,230,397	1,260,359	1,277,962	1,289,430
Dundas	18,925	18,266	17,296	16,465	15,762
Frontenac	108,080	109,342	108,309	106,424	104,213
Glengarry	20,225	20,069	19,886	19,797	19,691
Grenville	27,250	27,936	28,601	29,091	29,425
Hastings	106,760	106,885	105,414	103,679	101,730
Lanark	45,620	46,801	48,135	49,090	49,778
Leeds	53,785	55,093	56,314	57,135	57,657
Lennox & Addington	33,085	30,798	27,572	24,871	22,746
Ottawa-Carleton (R.M.)	546,810	590,983	627,527	653,112	672,591
Prescott	30,475	31,998	33,603	34,845	35,770
Prince Edward	22,305	22,275	22,148	21,984	21,778
Renfrew	87,515	85,190	81,373	77,918	75,264
Russell	22,395	24,094	25,830	27,453	28,965
Stormont	61,885	60,667	58,351	56,098	54,060
Central Ontario	5,347,575	5,776,838	6,145,892	6,423,044	6,654,430
Brant	104,425	109,617	114,310	117,872	120,835
Dufferin	31,080	34,975	39,412	43,448	47,184
Durham (R.M.)	283,685	334,840	386,717	431,085	471,151
Haldimand-Norfolk (R.M.)	89,500	94,760	100,400	105,099	109,145
Haliburton	11,340	11,747	12,328	12,777	13,150
Halton (R.M.)	253,865	301,997	351,015	399,232	442,783
Hamilton-Wentworth (R.M.)	411,485	423,734	429,359	430,864	430,585
Muskoka (D.M.)	38,385	39,960	41,890	43,378	44,596
Niagara (R.M.)	368,295	375,435	378,717	379,646	378,849
Northumberland	64,975	65,622	66,013	66,135	66,060
Peel (R.M.)	490,745	570,632	655,212	722,931	782,325
Peterborough	102,495	106,365	110,146	112,767	114,599
Simcoe	225,130	239,409	253,903	265,571	274,819
Toronto (M.M.)	2,137,325	2,216,533	2,233,356	2,214,803	2,188,505
Victoria	47,830	50,418	53,629	56,282	58,602
Waterloo (R.M.)	305,485	334,349	361,126	382,621	401,524
Wellington	129,475	139,570	149,321	157,156	163,883
York (R.M.)	252,055	326,875	409,038	481,377	545,835
Southwestern Ontario	1,272,745	1,311,468	1,336,788	1,354,091	1,367,036
Bruce	59,965	61,838	63,380	64,880	66,467
Elgin	69,800	70,532	70,799	71,055	71,258
Essex	312,500	317,937	318,424	318,003	317,208
Grey	73,910	74,494	75,242	75,841	76,337
Huron	56,080	55,767	54,912	54,303	53,885
Kent	106,995	107,624	106,497	105,268	104,062
Lambton	123,435	127,827	130,679	132,673	134,321
Middlesex	318,065	341,073	361,454	376,172	387,272
Oxford	85,940	87,935	89,225	90,095	90,788
Perth	66,055	66,441	66,176	65,801	65,438
Northeastern Ontario	583,340	589,060	585,728	582,158	579,898
Algoma	133,640	143,770	153,519	161,533	168,348
Cochrane	96,775	100,521	103,015	105,165	107,090
Manitoulin	10,960	10,620	10,238	10,024	9,930
Nipissing	80,170	77,888	73,674	69,850	66,534
Parry Sound	33,650	34,431	35,602	36,577	37,343
Sudbury	186,800	182,251	172,525	163,929	157,257
Timiskaming	41,345	39,579	37,155	35,080	33,396
Northwestern Ontario	236,285	248,079	258,469	266,955	274,602
Kenora	59,415	61,737	63,498	65,316	67,357
Rainy River	22,820	22,263	21,224	20,360	19,722
Thunder Bay	154,050	164,079	173,747	181,279	187,523

Source: Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.1.5
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE MEDIUM FERTILITY, MEDIUM MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,155,842	9,638,998	10,063,620	10,439,900
Eastern Ontario	1,185,115	1,230,397	1,264,944	1,291,982	1,313,456
Dundas	18,925	18,266	17,327	16,550	15,896
Frontenac	108,080	109,342	108,668	107,503	106,040
Glengarry	20,225	20,069	19,906	19,857	19,793
Grenville	27,250	27,936	28,651	29,253	29,703
Hastings	106,760	106,885	105,664	104,433	102,998
Lanark	45,620	46,801	48,201	49,273	50,103
Leeds	53,785	55,093	56,409	57,428	58,163
Lennox & Addington	33,085	30,798	27,576	24,868	22,719
Ottawa-Carleton (R.M.)	546,810	590,983	630,852	663,365	690,269
Prescott	30,475	31,998	33,652	34,994	36,031
Prince Edward	22,305	22,275	22,180	22,077	21,944
Renfrew	87,515	85,190	81,525	78,361	75,995
Russell	22,395	24,094	25,835	27,480	29,006
Stormont	61,885	60,667	58,498	56,540	54,796
Central Ontario	5,347,575	5,776,838	6,187,163	6,550,362	6,874,007
Brant	104,425	109,617	114,643	118,908	122,623
Dufferin	31,080	34,975	39,479	43,667	47,590
Durham (R.M.)	283,685	334,840	390,735	443,565	492,829
Haldimand-Norfolk (R.M.)	89,500	94,760	100,539	105,535	109,917
Haliburton	11,340	11,747	12,338	12,804	13,193
Halton (R.M.)	253,865	301,997	355,253	412,446	465,792
Hamilton-Wentworth (R.M.)	411,485	423,734	431,341	436,925	440,942
Muskoka (D.M.)	38,385	39,960	41,931	43,510	44,833
Niagara (R.M.)	368,295	375,435	379,984	383,520	385,459
Northumberland	64,975	65,622	66,116	66,452	66,601
Peel (R.M.)	490,745	570,632	658,078	731,889	798,040
Peterborough	102,495	106,365	110,338	113,377	115,662
Simcoe	225,130	239,409	254,404	267,155	277,581
Toronto (M.M.)	2,137,325	2,216,533	2,251,747	2,270,971	2,284,329
Victoria	47,830	50,418	53,684	56,456	58,925
Waterloo (R.M.)	305,485	334,349	363,008	388,435	411,617
Wellington	129,475	139,570	149,848	158,792	166,734
York (R.M.)	252,055	326,875	413,697	495,955	571,340
Southwestern Ontario	1,272,745	1,311,468	1,341,402	1,368,270	1,391,342
Bruce	59,965	61,838	63,483	65,203	67,019
Elgin	69,800	70,532	70,973	71,583	72,165
Essex	312,500	317,937	319,952	322,674	325,181
Grey	73,910	74,494	75,361	76,208	76,972
Huron	56,080	55,767	55,022	54,635	54,452
Kent	106,995	107,624	106,821	106,247	105,721
Lambton	123,435	127,827	131,115	134,012	136,619
Middlesex	318,065	341,073	362,865	380,548	394,826
Oxford	85,940	87,935	89,476	90,866	92,112
Perth	66,055	66,441	66,334	66,294	66,275
Northeastern Ontario	583,340	589,060	586,551	584,601	583,976
Algoma	133,640	143,770	153,809	162,439	169,934
Cochrane	96,775	100,521	103,156	105,586	107,805
Manitoulin	10,960	10,620	10,243	10,032	9,945
Nipissing	80,170	77,888	73,786	70,182	67,059
Parry Sound	33,650	34,431	35,630	36,663	37,506
Sudbury	186,800	182,251	172,738	164,519	158,184
Timiskaming	41,345	39,579	37,189	35,180	33,543
Northwestern Ontario	236,285	248,079	258,938	268,405	277,119
Kenora	59,415	61,737	63,545	65,464	67,606
Rainy River	22,820	22,263	21,277	20,503	19,966
Thunder Bay	154,050	164,079	174,116	182,438	189,547

Source: Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.1.6
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE HIGH FERTILITY, HIGH MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,155,842	9,742,883	10,386,945	11,033,964
Eastern Ontario	1,185,115	1,230,397	1,276,160	1,326,201	1,375,684
Dundas	18,925	18,266	17,450	16,917	16,540
Frontenac	108,080	109,342	109,572	110,137	110,663
Glengarry	20,225	20,069	20,059	20,322	20,663
Grenville	27,250	27,936	28,846	29,872	30,865
Hastings	106,760	106,885	106,479	106,877	107,385
Lanark	45,620	46,801	48,501	50,233	51,931
Leeds	53,785	55,093	56,801	58,657	60,474
Lennox & Addington	33,085	30,798	27,720	25,253	23,376
Ottawa-Carleton (R.M.)	546,810	590,983	637,436	683,638	727,193
Prescott	30,475	31,998	33,881	35,729	37,406
Prince Edward	22,305	22,275	22,327	22,527	22,781
Renfrew	87,515	85,190	82,104	80,067	79,026
Russell	22,395	24,094	26,019	28,083	30,207
Stormont	61,885	60,667	58,965	57,889	57,174
Central Ontario	5,347,575	5,776,838	6,261,196	6,782,295	7,300,500
Brant	104,425	109,617	115,601	121,923	128,297
Dufferin	31,080	34,975	39,820	44,826	49,926
Durham (R.M.)	283,685	334,840	396,956	463,729	530,777
Haldimand-Norfolk (R.M.)	89,500	94,760	101,251	107,857	114,437
Haliburton	11,340	11,747	12,405	13,034	13,659
Halton (R.M.)	253,865	301,997	361,523	432,892	504,253
Hamilton-Wentworth (R.M.)	411,485	423,734	435,489	449,534	463,646
Muskoka (D.M.)	38,385	39,960	42,188	44,359	46,500
Niagara (R.M.)	368,295	375,435	383,183	393,340	403,274
Northumberland	64,975	65,622	66,562	67,839	69,203
Peel (R.M.)	490,745	570,632	664,718	753,749	840,427
Peterborough	102,495	106,365	111,094	115,769	120,180
Simcoe	225,130	239,409	256,270	273,176	289,175
Toronto (M.M.)	2,137,325	2,216,533	2,281,161	2,359,069	2,438,986
Victoria	47,830	50,418	54,023	57,588	61,193
Waterloo (R.M.)	305,485	334,349	366,944	400,903	434,964
Wellington	129,475	139,570	151,216	163,148	174,963
York (R.M.)	252,055	326,875	420,792	519,560	616,640
Southwestern Ontario	1,272,745	1,311,468	1,353,482	1,405,576	1,460,063
Bruce	59,965	61,838	63,996	66,847	70,186
Elgin	69,800	70,532	71,556	73,398	75,541
Essex	312,500	317,937	323,248	332,780	343,439
Grey	73,910	74,494	75,889	77,868	80,110
Huron	56,080	55,767	55,492	56,082	57,136
Kent	106,995	107,624	107,757	109,070	110,835
Lambton	123,435	127,827	132,261	137,560	143,214
Middlesex	318,065	341,073	366,184	390,859	413,906
Oxford	85,940	87,935	90,217	93,160	96,376
Perth	66,055	66,441	66,882	67,952	69,320
Northeastern Ontario	583,340	589,060	591,066	598,048	608,376
Algoma	133,640	143,770	155,059	166,366	177,412
Cochrane	96,775	100,521	104,039	108,259	112,741
Manitoulin	10,960	10,620	10,319	10,267	10,388
Nipissing	80,170	77,888	74,340	71,738	69,714
Parry Sound	33,650	34,431	35,860	37,407	38,948
Sudbury	186,800	182,251	174,007	168,105	164,357
Timiskaming	41,345	39,579	37,442	35,906	34,816
Northwestern Ontario	236,285	248,079	260,979	274,825	289,341
Kenora	59,415	61,737	64,042	67,033	70,651
Rainy River	22,820	22,263	21,465	21,070	20,979
Thunder Bay	154,050	164,079	175,472	186,722	197,711

Source: Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.2.1
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE LOW FERTILITY, LOW MIGRATION ASSUMPTION

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.16	0.85	0.55	0.37
Eastern Ontario	0.72	0.41	0.18	0.03
Dundas	-0.74	-1.15	-1.09	-1.03
Frontenac	0.20	-0.26	-0.44	-0.55
Glengarry	-0.20	-0.27	-0.23	-0.30
Grenville	0.47	0.40	0.24	0.07
Hastings	-0.01	-0.35	-0.44	-0.53
Lanark	0.48	0.50	0.29	0.12
Leeds	0.45	0.37	0.18	0.02
Lennox & Addington	-1.46	-2.25	-2.15	-1.93
Ottawa-Carleton (R.M.)	1.53	1.14	0.71	0.45
Prescott	0.95	0.91	0.62	0.37
Prince Edward	-0.06	-0.18	-0.26	-0.35
Renfrew	-0.57	-0.98	-0.97	-0.84
Russell	1.43	1.31	1.09	0.87
Stormont	-0.43	-0.85	-0.89	-0.89
Central Ontario	1.52	1.18	0.78	0.56
Brant	0.94	0.77	0.51	0.33
Dufferin	2.35	2.33	1.82	1.45
Durham (R.M.)	3.33	2.85	2.08	1.63
Haldimand-Norfolk (R.M.)	1.11	1.09	0.80	0.58
Haliburton	3.50	2.98	2.49	1.93
Halton (R.M.)	0.55	0.20	-0.03	-0.15
Hamilton-Wentworth (R.M.)	0.68	0.90	0.61	0.40
Muskoka (D.M.)	0.77	0.88	0.59	0.39
Niagara (R.M.)	0.35	0.11	-0.05	-0.19
Northumberland	0.17	0.05	-0.07	-0.18
Peel (R.M.)	3.02	2.73	1.87	1.42
Peterborough	0.71	0.63	0.37	0.17
Simcoe	1.20	1.11	0.79	0.52
Toronto (M.M.)	0.69	0.09	-0.25	-0.36
Victoria	1.03	1.17	0.85	0.63
Waterloo (R.M.)	1.78	1.48	1.05	0.81
Wellington	1.47	1.29	0.92	0.68
York (R.M.)	5.30	4.51	3.19	2.37
Southwestern Ontario	0.56	0.31	0.15	0.03
Bruce	0.57	0.41	0.33	0.28
Elgin	0.17	.00	-0.05	-0.12
Essex	0.31	-0.04	-0.14	-0.21
Grey	0.12	0.13	0.04	-0.04
Huron	-0.15	-0.39	-0.36	-0.36
Kent	0.08	-0.28	-0.35	-0.40
Lambton	0.66	0.37	0.19	0.09
Middlesex	1.37	1.10	0.70	0.44
Oxford	0.42	0.22	0.08	-0.01
Perth	0.08	-0.16	-0.23	-0.28
Northeastern Ontario	0.15	-0.19	-0.25	-0.25
Algoma	1.43	1.24	0.90	0.65
Cochrane	0.71	0.40	0.28	0.17
Manitoulin	-0.67	-0.81	-0.58	-0.41
Nipissing	-0.61	-1.18	-1.17	-1.12
Parry Sound	0.43	0.60	0.42	0.24
Sudbury	-0.53	-1.17	-1.13	-0.99
Timiskaming	-0.91	-1.33	-1.26	-1.15
Northwestern Ontario	0.94	0.74	0.53	0.39
Kenora	0.72	0.47	0.42	0.40
Rainy River	-0.54	-1.04	-0.96	-0.83
Thunder Bay	1.23	1.08	0.74	0.51

Source: Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.2.2
AVERAGE ANNUAL POPULATION GROWTH BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE LOW FERTILITY, MEDIUM MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.16	0.96	0.76	0.58
Eastern Ontario	0.72	0.49	0.32	0.19
Dundas	-0.74	-1.12	-1.02	-0.96
Frontenac	0.20	-0.19	-0.31	-0.40
Glengarry	-0.20	-0.25	-0.19	-0.26
Grenville	0.47	0.44	0.31	0.15
Hastings	-0.01	-0.30	-0.34	-0.43
Lanark	0.48	0.52	0.34	0.18
Leeds	0.45	0.40	0.25	0.09
Lennox & Addington	-1.46	-2.25	-2.15	-1.95
Ottawa-Carleton (R.M.)	1.53	1.25	0.91	0.66
Prescott	0.95	0.94	0.68	0.43
Prince Edward	-0.06	-0.15	-0.20	-0.29
Renfrew	-0.57	-0.95	-0.89	-0.76
Russell	1.43	1.32	1.10	0.88
Stormont	-0.43	-0.80	-0.78	-0.77
Central Ontario	1.52	1.31	1.04	0.82
Brant	0.94	0.83	0.62	0.45
Dufferin	2.35	2.36	1.89	1.52
Durham (R.M.)	3.33	3.06	2.46	1.96
Haldimand-Norfolk (R.M.)	1.11	1.12	0.85	0.64
Haliburton	0.68	0.91	0.63	0.43
Halton (R.M.)	3.50	2.98	2.49	1.93
Hamilton-Wentworth (R.M.)	0.55	0.29	0.16	0.04
Muskoka (D.M.)	0.77	0.90	0.63	0.43
Niagara (R.M.)	0.35	0.18	0.08	-0.04
Northumberland	0.17	0.08	-0.01	-0.12
Peel (R.M.)	3.02	2.82	2.03	1.57
Peterborough	0.71	0.67	0.44	0.24
Simcoe	1.20	1.15	0.87	0.60
Toronto (M.M.)	0.69	0.25	0.08	.00
Victoria	1.03	1.19	0.90	0.68
Waterloo (R.M.)	1.78	1.58	1.25	1.00
Wellington	1.47	1.36	1.05	0.82
York (R.M.)	5.30	4.75	3.57	2.70
Southwestern Ontario	0.56	0.38	0.29	0.17
Bruce	0.57	0.44	0.40	0.35
Elgin	0.17	0.05	0.05	-0.01
Essex	0.31	0.06	0.06	.00
Grey	0.12	0.16	0.11	0.03
Huron	-0.15	-0.35	-0.28	-0.27
Kent	0.08	-0.22	-0.22	-0.26
Lambton	0.66	0.44	0.33	0.22
Middlesex	1.37	1.18	0.86	0.59
Oxford	0.42	0.28	0.20	0.11
Perth	0.08	-0.11	-0.13	-0.17
Northeastern Ontario	0.15	-0.17	-0.19	-0.19
Algoma	1.43	1.28	0.98	0.73
Cochrane	0.71	0.43	0.33	0.22
Manitoulin	-0.67	-0.80	-0.57	-0.40
Nipissing	-0.61	-1.15	-1.11	-1.06
Parry Sound	0.43	0.61	0.45	0.28
Sudbury	-0.53	-1.15	-1.09	-0.94
Timiskaming	-0.91	-1.31	-1.22	-1.11
Northwestern Ontario	0.94	0.78	0.60	0.46
Kenora	0.72	0.49	0.45	0.43
Rainy River	-0.54	-0.99	-0.87	-0.73
Thunder Bay	1.23	1.12	0.83	0.60

Source: Derived from Population Projections Derived from Canadian Census by Stamm Research Associates.

TABLE A 2.2.3
AVERAGE ANNUAL POPULATION GROWTH BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE LOW FERTILITY, HIGH MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.16	1.07	0.97	0.79
Eastern Ontario	0.72	0.56	0.47	0.33
Dundas	-0.74	-1.09	-0.96	-0.89
Frontenac	0.20	-0.12	-0.17	-0.26
Glengarry	-0.20	-0.23	-0.15	-0.23
Grenville	0.47	0.48	0.39	0.23
Hastings	-0.01	-0.25	-0.24	-0.33
Lanark	0.48	0.55	0.39	0.23
Leeds	0.45	0.44	0.32	0.17
Lennox & Addington	-1.46	-2.25	-2.16	-1.97
Ottawa-Carleton (R.M.)	1.53	1.35	1.12	0.86
Prescott	0.94	0.97	0.73	0.49
Prince Edward	-0.06	-0.12	-0.14	-0.23
Renfrew	-0.57	-0.91	-0.82	-0.68
Russell	1.43	1.32	1.11	0.90
Stormont	-0.43	-0.75	-0.68	-0.66
Central Ontario	1.52	1.45	1.30	1.07
Brant	0.94	0.89	0.74	0.57
Dufferin	2.35	2.40	1.96	1.59
Durham (R.M.)	3.33	3.28	2.82	2.28
Haldimand-Norfolk (R.M.)	1.11	1.14	0.91	0.70
Haliburton	0.68	0.93	0.66	0.47
Halton (R.M.)	3.50	3.48	3.32	2.64
Hamilton-Wentworth (R.M.)	0.55	0.38	0.35	0.23
Muskoka (D.M.)	0.77	0.92	0.67	0.48
Niagara (R.M.)	0.35	0.24	0.22	0.09
Northumberland	0.17	0.11	0.06	-0.05
Peel (R.M.)	3.02	2.91	2.19	1.72
Peterborough	0.71	0.71	0.51	0.32
Simcoe	1.20	1.19	0.95	0.68
Toronto (M.M.)	0.69	0.42	0.41	0.33
Victoria	1.03	1.21	0.94	0.73
Waterloo (R.M.)	1.78	1.69	1.45	1.19
Wellington	1.47	1.43	1.19	0.95
York (R.M.)	5.30	4.98	3.94	3.00
Southwestern Ontario	0.56	0.45	0.43	0.31
Bruce	0.57	0.47	0.47	0.41
Elgin	0.17	0.10	0.15	0.09
Essex	0.31	0.15	0.25	0.19
Grey	0.12	0.19	0.18	0.10
Huron	-0.15	-0.31	-0.19	-0.19
Kent	0.08	-0.16	-0.10	-0.14
Lambton	0.66	0.51	0.46	0.36
Middlesex	1.37	1.26	1.01	0.75
Oxford	0.42	0.33	0.31	0.23
Perth	0.08	-0.06	-0.03	-0.07
Northeastern Ontario	0.15	-0.14	-0.13	-0.14
Algoma	1.43	1.32	1.05	0.81
Cochrane	0.71	0.45	0.38	0.27
Manitoulin	-0.67	-0.80	-0.56	-0.40
Nipissing	-0.61	-1.12	-1.05	-0.99
Parry Sound	0.43	0.63	0.49	0.31
Sudbury	-0.53	-1.12	-1.04	-0.90
Timiskaming	-0.91	-1.29	-1.19	-1.08
Northwestern Ontario	0.94	0.82	0.67	0.53
Kenora	0.72	0.50	0.48	0.46
Rainy River	-0.54	-0.95	-0.77	-0.64
Thunder Bay	1.23	1.16	0.91	0.69

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 2.2.4
AVERAGE ANNUAL POPULATION GROWTH
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE MEDIUM FERTILITY, LOW MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.20	0.93	0.65	0.52
Eastern Ontario	0.75	0.48	0.28	0.18
Dundas	-0.71	-1.09	-0.98	-0.87
Frontenac	0.23	-0.19	-0.35	-0.42
Glengarry	-0.15	-0.18	-0.09	-0.11
Grenville	0.50	0.47	0.34	0.23
Hastings	0.02	-0.28	-0.33	-0.38
Lanark	0.51	0.56	0.39	0.28
Leeds	0.48	0.44	0.29	0.18
Lennox & Addington	-1.42	-2.19	-2.04	-1.77
Ottawa-Carleton (R.M.)	1.57	1.21	0.80	0.59
Prescott	0.98	0.98	0.73	0.53
Prince Edward	-0.03	-0.11	-0.15	-0.19
Renfrew	-0.54	-0.91	-0.86	-0.69
Russell	1.47	1.40	1.23	1.08
Stormont	-0.40	-0.78	-0.78	-0.74
Central Ontario	1.56	1.25	0.89	0.71
Brant	0.98	0.84	0.62	0.50
Dufferin	2.39	2.42	1.97	1.66
Durham (R.M.)	3.37	2.92	2.20	1.79
Haldimand-Norfolk (R.M.)	1.15	1.16	0.92	0.76
Haliburton	0.71	0.97	0.72	0.58
Halton (R.M.)	3.53	3.05	2.61	2.09
Hamilton-Wentworth (R.M.)	0.59	0.26	0.07	-0.01
Muskoka (D.M.)	0.81	0.95	0.70	0.56
Niagara (R.M.)	0.38	0.17	0.05	-0.04
Northumberland	0.20	0.12	0.04	-0.02
Peel (R.M.)	3.06	2.80	1.99	1.59
Peterborough	0.74	0.70	0.47	0.32
Simcoe	1.24	1.18	0.90	0.69
Toronto (M.M.)	0.73	0.15	-0.17	-0.24
Victoria	1.06	1.24	0.97	0.81
Waterloo (R.M.)	1.82	1.55	1.16	0.97
Wellington	1.51	1.36	1.03	0.84
York (R.M.)	5.34	4.59	3.31	2.55
Southwestern Ontario	0.60	0.38	0.26	0.19
Bruce	0.62	0.49	0.47	0.48
Elgin	0.21	0.08	0.07	0.06
Essex	0.35	0.03	-0.03	-0.05
Grey	0.16	0.20	0.16	0.13
Huron	-0.11	-0.31	-0.22	-0.15
Kent	0.12	-0.21	-0.23	-0.23
Lambton	0.70	0.44	0.30	0.25
Middlesex	1.41	1.17	0.80	0.58
Oxford	0.46	0.29	0.19	0.15
Perth	0.12	-0.08	-0.11	-0.11
Northeastern Ontario	0.20	-0.11	-0.12	-0.08
Algoma	1.47	1.32	1.02	0.83
Cochrane	0.76	0.49	0.41	0.36
Manitoulin	-0.63	-0.73	-0.42	-0.19
Nipissing	-0.58	-1.11	-1.06	-0.97
Parry Sound	0.46	0.67	0.54	0.42
Sudbury	-0.49	-1.09	-1.02	-0.83
Timiskaming	-0.87	-1.26	-1.14	-0.98
Northwestern Ontario	0.98	0.82	0.65	0.57
Kenora	0.77	0.56	0.57	0.62
Rainy River	-0.49	-0.95	-0.83	-0.63
Thunder Bay	1.27	1.15	0.85	0.68

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 2.2.5
AVERAGE ANNUAL POPULATION GROWTH BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE MEDIUM FERTILITY, MEDIUM MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.20	1.03	0.87	0.74
Eastern Ontario	0.75	0.56	0.42	0.33
Dundas	-0.71	-1.05	-0.91	-0.80
Frontenac	0.23	-0.12	-0.22	-0.27
Glengarry	-0.15	-0.16	-0.05	-0.06
Grenville	0.50	0.51	0.42	0.31
Hastings	0.02	-0.23	-0.23	-0.28
Lanark	0.51	0.59	0.44	0.33
Leeds	0.48	0.47	0.36	0.25
Lennox & Addington	-1.42	-2.19	-2.05	-1.79
Ottawa-Carleton (R.M.)	1.57	1.31	1.01	0.80
Prescott	0.98	1.01	0.79	0.59
Prince Edward	-0.03	-0.09	-0.09	-0.12
Renfrew	-0.54	-0.88	-0.79	-0.61
Russell	1.47	1.41	1.24	1.09
Stormont	-0.40	-0.73	-0.68	-0.62
Central Ontario	1.56	1.38	1.15	0.97
Brant	0.98	0.90	0.73	0.62
Dufferin	2.39	2.45	2.04	1.74
Durham (R.M.)	3.37	3.14	2.57	2.13
Haldimand-Norfolk (R.M.)	1.15	1.19	0.97	0.82
Haliburton	0.71	0.99	0.74	0.60
Halton (R.M.)	3.53	3.30	3.03	2.46
Hamilton-Wentworth (R.M.)	0.59	0.36	0.26	0.18
Muskoka (D.M.)	0.81	0.97	0.74	0.60
Niagara (R.M.)	0.38	0.24	0.19	0.10
Northumberland	0.20	0.15	0.10	0.04
Peel (R.M.)	3.06	2.89	2.15	1.75
Peterborough	0.74	0.74	0.54	0.40
Simcoe	1.24	1.22	0.98	0.77
Toronto (M.M.)	0.73	0.32	0.17	0.12
Victoria	1.06	1.26	1.01	0.86
Waterloo (R.M.)	1.82	1.66	1.36	1.17
Wellington	1.51	1.43	1.17	0.98
York (R.M.)	5.34	4.82	3.69	2.87
Southwestern Ontario	0.60	0.45	0.40	0.33
Bruce	0.62	0.53	0.54	0.55
Elgin	0.21	0.12	0.17	0.16
Essex	0.35	0.13	0.17	0.15
Grey	0.16	0.23	0.22	0.20
Huron	-0.11	-0.27	-0.14	-0.07
Kent	0.12	-0.15	-0.11	-0.10
Lambton	0.70	0.51	0.44	0.39
Middlesex	1.41	1.25	0.96	0.74
Oxford	0.46	0.35	0.31	0.27
Perth	0.12	-0.03	-0.01	-0.01
Northeastern Ontario	0.20	-0.09	-0.07	-0.02
Algoma	1.47	1.36	1.10	0.91
Cochrane	0.76	0.52	0.47	0.42
Manitoulin	-0.63	-0.72	-0.42	-0.17
Nipissing	-0.58	-1.08	-1.00	-0.91
Parry Sound	0.46	0.69	0.57	0.46
Sudbury	-0.49	-1.07	-0.97	-0.78
Timiskaming	-0.87	-1.24	-1.10	-0.95
Northwestern Ontario	0.98	0.86	0.72	0.64
Kenora	0.77	0.58	0.60	0.65
Rainy River	-0.49	-0.90	-0.74	-0.53
Thunder Bay	1.27	1.19	0.94	0.77

Source: Based on Population Projections derived from the Census by Stamm Research Associates.

TABLE A 2.2.6
AVERAGE ANNUAL POPULATION GROWTH BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE HIGH FERTILITY, HIGH MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.20	1.25	1.29	1.22
Eastern Ontario	0.75	0.73	0.77	0.74
Dundas	-0.71	-0.91	-0.62	-0.45
Frontenac	0.23	0.04	0.10	0.10
Glengarry	-0.15	-0.01	0.26	0.33
Grenville	0.50	0.64	0.70	0.66
Hastings	0.02	-0.08	0.07	0.09
Lanark	0.51	0.72	0.70	0.67
Leeds	0.48	0.61	0.65	0.61
Lennox & Addington	-1.42	-2.08	-1.85	-1.53
Ottawa-Carleton (R.M.)	1.57	1.52	1.41	1.24
Prescott	0.98	1.15	1.07	0.92
Prince Edward	-0.03	0.05	0.18	0.22
Renfrew	-0.54	-0.74	-0.50	-0.26
Russell	1.47	1.55	1.54	1.47
Stormont	-0.40	-0.57	-0.37	-0.25
Central Ontario	1.56	1.62	1.61	1.48
Brant	0.98	1.07	1.07	1.02
Dufferin	2.39	2.63	2.40	2.18
Durham (R.M.)	3.37	3.46	3.16	2.74
Haldimand-Norfolk (R.M.)	1.15	1.33	1.27	1.19
Haliburton	0.71	1.10	0.99	0.94
Halton (R.M.)	3.53	3.66	3.67	3.10
Hamilton-Wentworth (R.M.)	0.59	0.55	0.64	0.62
Muskoka (D.M.)	0.81	1.09	1.01	0.95
Niagara (R.M.)	0.38	0.41	0.52	0.50
Northumberland	0.20	0.28	0.38	0.40
Peel (R.M.)	3.06	3.10	2.55	2.20
Peterborough	0.74	0.87	0.83	0.75
Simcoe	1.24	1.37	1.29	1.34
Toronto (M.M.)	0.73	0.58	0.67	0.67
Victoria	1.06	1.39	1.29	1.22
Waterloo (R.M.)	1.82	1.88	1.79	1.64
Wellington	1.51	1.62	1.53	1.41
York (R.M.)	5.34	5.18	4.31	3.49
Southwestern Ontario	0.60	0.63	0.76	0.76
Bruce	0.62	0.69	0.88	0.98
Elgin	0.21	0.29	0.51	0.58
Essex	0.35	0.33	0.58	0.63
Grey	0.16	0.37	0.52	0.57
Huron	-0.11	-0.10	0.21	0.37
Kent	0.12	0.02	0.24	0.32
Lambton	0.70	0.68	0.79	0.81
Middlesex	1.41	1.43	1.31	1.15
Oxford	0.46	0.51	0.64	0.68
Perth	0.12	0.13	0.32	0.40
Northeastern Ontario	0.20	0.07	0.24	0.34
Algoma	1.47	1.52	1.42	1.29
Cochrane	0.76	0.69	0.80	0.81
Manitoulin	-0.63	-0.57	-0.10	0.23
Nipissing	-0.58	-0.93	-0.71	-0.57
Parry Sound	0.46	0.82	0.85	0.81
Sudbury	-0.49	-0.92	-0.69	-0.45
Timiskaming	-0.87	-1.10	-0.83	-0.61
Northwestern Ontario	0.98	1.02	1.04	1.03
Kenora	0.77	0.74	0.92	1.06
Rainy River	-0.49	-0.73	-0.37	-0.09
Thunder Bay	1.27	1.35	1.25	1.15

Source: Based on Population Projections derived from the Census by Stamm Research Associates.

TABLE A 3.1.1
PROJECTED HEADSHIP RATES (1) BY AGE AND SEX (2) BY REGION/COUNTY, ONTARIO 1986
(Percentage)

	Males				Females			
Region/County	15-24	25-44	45-64	65+	15-24	25-44	45-64	65+
Ontario Total	17.28	80.88	89.16	81.53	12.15	24.67	25.47	47.48
Eastern Ontario	17.31	79.85	88.79	81.56	14.37	26.08	27.03	48.23
Dundas	14.62	82.14	89.87	85.17	5.24	14.68	18.64	47.69
Frontenac	19.25	75.38	87.93	81.75	18.70	27.75	27.21	48.43
Glengarry	11.76	83.30	86.78	76.98	4.77	13.64	20.40	42.40
Grenville	13.57	83.32	89.05	83.35	6.78	16.64	20.99	43.64
Hastings	19.12	82.58	89.91	86.83	11.12	20.48	23.59	49.23
Lanark	15.20	76.75	88.19	81.31	9.56	20.51	25.08	50.10
Leeds	17.88	81.50	88.66	81.79	11.65	20.19	25.36	46.96
Lennox & Addington	14.60	80.76	89.05	81.78	6.62	17.15	21.12	42.98
Ottawa-Carleton (R.M.)	17.98	79.38	88.84	81.03	18.29	32.04	30.65	50.21
Prescott	15.90	81.76	88.06	74.37	6.57	15.55	22.66	40.22
Prince Edward	12.68	76.12	87.93	82.60	7.50	16.97	18.98	42.84
Renfrew	14.59	80.37	88.91	81.94	8.15	16.86	23.23	47.25
Russell	13.00	86.08	87.19	66.69	5.33	13.08	18.65	30.91
Stormont	18.06	82.76	89.43	81.22	9.69	19.79	25.77	48.60
Central Ontario	16.19	80.08	88.82	80.60	11.91	25.59	25.71	46.73
Brant	18.99	83.41	90.08	83.75	10.81	21.84	24.45	49.36
Dufferin	15.19	83.56	88.37	83.14	6.57	16.58	18.85	43.66
Durham (R.M.)	16.50	85.05	90.43	80.50	7.74	18.15	20.53	42.90
Haldimand-Norfolk (R.M.)	16.95	84.05	90.35	83.79	6.13	15.10	20.47	47.02
Haliburton	15.73	81.24	89.43	90.26	5.80	17.55	20.12	39.75
Halton (R.M.)	11.85	85.17	92.25	83.89	7.18	18.05	19.18	42.84
Hamilton-Wentworth (R.M.)	19.10	81.72	90.33	83.36	12.93	25.67	24.99	49.21
Muskoka (D.M.)	15.73	79.47	87.84	85.67	8.46	18.91	22.88	47.22
Niagara (R.M.)	15.76	83.38	91.73	84.73	9.15	21.05	22.85	46.53
Northumberland	14.82	80.87	89.86	84.84	7.59	17.12	21.62	46.33
Peel (R.M.)	15.54	85.08	90.27	73.46	8.39	19.06	20.27	34.87
Peterborough	15.26	80.90	89.82	86.07	10.95	23.52	24.91	46.39
Simcoe	14.80	81.27	88.17	83.76	8.74	19.86	23.55	44.63
Toronto (M.M.)	15.80	75.03	86.77	77.96	14.96	32.88	29.99	49.07
Victoria	16.57	83.56	89.30	87.21	7.76	17.76	21.46	45.62
Waterloo (R.M.)	22.55	84.38	91.12	82.79	14.14	23.16	23.83	46.70
Wellington	18.68	81.87	90.66	83.21	13.11	21.81	22.74	46.09
York (R.M.)	9.72	82.42	88.51	73.95	5.99	17.20	20.55	37.01
Southwestern Ontario	20.17	83.88	90.55	84.05	12.15	22.08	23.78	48.82
Bruce	20.45	87.22	90.56	86.34	7.69	14.02	20.34	48.45
Elgin	20.01	83.41	88.99	81.93	9.13	18.92	22.99	48.21
Essex	17.46	83.77	90.97	83.71	10.33	22.06	24.46	50.09
Grey	17.95	83.47	89.79	84.15	9.10	18.63	22.33	46.39
Huron	17.50	83.56	91.15	86.69	7.17	14.33	19.51	44.28
Kent	20.92	83.96	91.27	85.20	10.07	19.13	23.02	50.09
Lambton	21.80	86.55	92.94	86.97	9.24	18.55	20.73	47.58
Middlesex	23.24	82.70	89.42	81.83	19.31	29.49	27.47	49.84
Oxford	19.26	83.15	89.64	84.19	8.39	17.67	20.88	46.69
Perth	19.01	84.13	91.43	84.55	10.70	18.58	22.07	49.38
Northeastern Ontario	18.84	84.34	90.25	83.41	9.61	19.17	23.64	48.46
Algoma	21.94	84.92	91.06	83.72	8.83	18.16	22.35	48.78
Cochrane	21.51	84.06	89.36	82.21	9.11	17.95	23.70	51.05
Manitoulin	12.49	76.50	85.09	85.46	6.07	20.52	25.22	48.49
Nipissing	17.12	82.84	88.63	83.10	11.09	21.68	25.96	47.47
Parry Sound	11.95	79.67	88.36	81.59	6.39	17.31	21.19	45.51
Sudbury	17.19	85.79	91.78	83.84	10.29	19.82	23.18	47.11
Timiskaming	19.00	84.30	88.83	85.22	10.66	18.61	26.42	51.27
Northwestern Ontario	21.04	81.28	88.89	81.35	12.10	20.90	24.52	49.81
Kenora	23.68	81.60	87.98	84.45	11.62	20.19	25.00	48.65
Rainy River	19.09	83.87	91.20	86.17	10.24	17.33	22.25	50.77
Thunder Bay	20.29	80.85	88.86	79.48	12.57	21.66	24.74	49.99

Notes: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by 1961-1981 provincial changes in headship rates by age and sex over the 1961-1981 period in order to reflect trends in life cycle and female/male headship patterns.

2.Aggregate estimates are not presented as these will vary with the population projection used.

Source: Derived from Statistics Canada, Census, various years.

TABLE A 3.1.2
PROJECTED HEADSHIP RATES (1) BY AGE AND SEX (2) BY REGION/COUNTY, ONTARIO, 1991
(Percentage)

Region/County	Males 15-24	25-44	45-64	65+	Females 15-24	25-44	45-64	65+
Ontario Total	18.22	81.26	89.61	82.34	14.39	28.32	27.60	50.00
Eastern Ontario	18.25	80.25	89.26	82.37	16.56	29.66	29.11	50.72
Dundas	14.66	82.31	90.18	85.67	6.65	17.91	20.09	49.66
Frontenac	20.74	76.04	88.52	82.68	21.35	31.74	29.80	51.27
Glengarry	11.81	83.45	87.19	77.76	6.20	16.92	21.84	44.57
Grenville	13.43	83.44	89.37	83.87	7.97	19.63	22.24	45.64
Hastings	19.35	82.78	90.25	87.30	12.65	23.69	25.14	51.26
Lanark	15.50	77.03	88.59	81.99	11.17	23.75	26.64	52.12
Leeds	18.77	81.86	89.12	82.58	13.86	24.00	27.45	49.48
Lennox & Addington	14.33	80.87	89.36	82.33	7.68	20.01	22.25	44.92
Ottawa-Carleton (R.M.)	19.46	79.93	89.38	81.99	20.93	35.77	33.10	52.92
Prescott	16.00	81.94	88.44	75.26	8.03	18.81	24.09	42.51
Prince Edward	11.46	76.00	88.14	82.95	7.56	18.96	19.28	44.19
Renfrew	14.73	80.57	89.26	82.57	9.62	20.10	24.69	49.28
Russell	12.44	86.11	87.50	67.59	6.10	15.80	19.56	33.05
Stormont	18.41	82.98	89.79	81.92	11.38	23.13	27.37	50.72
Central Ontario	17.18	80.49	89.29	81.47	14.21	29.22	27.87	49.32
Brant	19.38	83.63	90.43	84.37	12.52	25.13	26.12	51.47
Dufferin	14.97	83.66	88.70	83.66	7.68	19.50	20.06	45.62
Durham (R.M.)	16.58	85.19	90.73	81.17	9.16	21.29	21.99	45.08
Haldimand-Norfolk (R.M.)	16.56	84.11	90.60	84.26	7.04	17.90	21.49	48.75
Haliburton	15.08	81.26	89.67	90.51	6.43	20.02	20.90	41.54
Halton (R.M.)	11.70	85.27	92.48	84.40	8.36	20.98	20.45	44.86
Hamilton-Wentworth (R.M.)	20.30	82.15	90.76	84.15	15.45	29.52	27.39	51.82
Muskoka (D.M.)	15.71	79.64	88.21	86.15	9.77	21.94	24.21	49.17
Niagara (R.M.)	16.06	83.58	92.01	85.29	10.77	24.27	24.46	48.69
Northumberland	14.63	80.99	90.15	85.31	8.72	20.05	22.82	48.21
Peel (R.M.)	15.58	85.22	90.57	74.36	9.76	22.13	21.70	37.32
Peterborough	15.55	81.13	90.17	86.58	12.54	26.63	26.47	48.56
Simcoe	14.87	81.45	88.55	84.31	10.12	22.93	24.94	46.73
Toronto (M.M.)	17.56	75.76	87.44	79.14	17.94	36.74	32.65	51.98
Victoria	16.62	83.71	89.63	87.64	9.15	20.89	22.88	47.67
Waterloo (R.M.)	23.34	84.67	91.48	83.53	16.25	26.80	25.93	49.21
Wellington	19.34	82.18	91.02	83.89	15.05	25.34	24.70	48.51
York (R.M.)	9.89	82.60	88.88	74.86	7.52	20.45	22.08	39.46
Southwestern Ontario	20.71	84.13	90.90	84.68	14.00	25.51	25.62	51.05
Bruce	20.88	87.40	90.89	86.87	9.51	17.69	22.15	50.63
Elgin	20.67	83.69	89.42	82.68	11.18	22.61	24.96	50.54
Essex	17.86	83.99	91.29	84.33	12.04	25.34	26.13	52.18
Grey	18.02	83.62	90.11	84.69	10.48	21.75	23.75	48.43
Huron	17.23	83.65	91.39	87.09	8.21	17.28	20.65	46.18
Kent	20.89	84.09	91.53	85.69	11.32	22.12	24.33	51.92
Lambton	22.07	86.71	93.18	87.44	10.85	21.87	22.38	49.69
Middlesex	24.51	83.13	89.91	82.72	21.79	33.25	29.92	52.50
Oxford	19.35	83.31	89.97	84.74	9.82	20.85	22.35	48.73
Perth	19.51	84.36	91.75	85.15	12.53	22.11	23.89	51.56
Northeastern Ontario	19.73	84.65	90.65	84.14	11.88	23.04	25.79	50.91
Algoma	22.83	85.23	91.43	84.44	11.17	22.13	24.58	51.25
Cochrane	22.63	84.42	89.84	83.05	11.70	22.15	26.10	53.54
Manitoulin	12.29	76.65	85.51	85.91	7.20	23.32	26.35	50.28
Nipissing	18.09	83.19	89.11	83.85	13.40	25.49	28.10	50.01
Parry Sound	11.72	79.80	88.68	82.16	7.50	20.20	22.36	47.40
Sudbury	18.23	86.09	92.13	84.58	12.70	23.79	25.46	49.72
Timiskaming	19.58	84.55	89.25	85.81	12.58	22.23	28.22	53.42
Northwestern Ontario	22.35	81.75	89.41	82.27	14.80	25.12	27.06	52.47
Kenora	24.81	82.03	88.52	85.19	14.17	24.31	27.39	51.28
Rainy River	19.59	84.11	91.53	86.71	12.08	20.92	24.08	52.89
Thunder Bay	21.81	81.38	89.41	80.54	15.47	26.03	27.45	52.76

Notes: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by 1961-1981 provincial changes in headship rates by age and sex over the 1961-1981 period in order to reflect trends in life cycle and female/male headship patterns.
2.Aggregate estimates are not presented as these will vary with the population projection used.

Source: Derived from Statistics Canada, Census, various years.

TABLE A 3.1.3
PROJECTED HEADSHIP RATES (1)
BY AGE AND SEX (2)
BY REGION/COUNTY, ONTARIO, 1996
(Percentage)

Region/County	Males 15-24	25-44	45-64	65+	Females 15-24	25-44	45-64	65+
Ontario Total	19.15	81.64	90.05	83.12	16.59	31.79	29.66	52.40
Eastern Ontario	19.18	80.65	89.71	83.15	18.70	33.06	31.14	53.09
Dundas	14.70	82.47	90.49	86.15	8.04	21.02	21.52	51.55
Frontenac	22.21	76.69	89.08	83.57	23.92	35.51	32.30	53.94
Glengarry	11.86	83.61	87.59	78.51	7.61	20.08	23.24	46.66
Grenville	13.29	83.56	89.68	84.38	9.15	22.51	23.47	47.57
Hastings	19.59	82.98	90.58	87.76	14.16	26.76	26.66	53.21
Lanark	15.79	77.31	88.98	82.65	12.75	26.86	28.17	54.05
Leeds	19.64	82.21	89.57	83.34	16.01	27.64	29.48	51.88
Lennox & Addington	14.07	80.97	89.65	82.86	8.72	22.77	23.37	46.80
Ottawa-Carleton (R.M.)	20.92	80.46	89.89	82.90	23.48	39.30	35.45	55.49
Prescott	16.10	82.11	88.81	76.11	9.46	21.95	25.51	44.71
Prince Edward	10.23	75.87	88.34	83.28	7.62	20.91	19.57	45.52
Renfrew	14.87	80.77	89.61	83.18	11.07	23.21	26.12	51.25
Russell	11.88	86.14	87.80	68.46	6.86	18.44	20.46	35.12
Stormont	18.76	83.20	90.15	82.60	13.03	26.33	28.95	52.76
Central Ontario	18.17	80.89	89.74	82.30	16.45	32.68	29.96	51.78
Brant	19.77	83.85	90.77	84.96	14.20	28.28	27.76	53.50
Dufferin	14.76	83.76	89.02	84.16	8.78	22.32	21.26	47.50
Durham (R.M.)	16.66	85.34	91.02	81.81	10.56	24.31	23.42	47.17
Haldimand-Norfolk (R.M.)	16.17	84.18	90.84	84.71	7.95	20.60	22.49	50.42
Haliburton	14.42	81.28	89.91	90.75	7.06	22.41	21.67	43.27
Halton (R.M.)	11.55	85.38	92.69	84.89	9.52	23.81	21.69	46.81
Hamilton-Wentworth (R.M.)	21.48	82.57	91.18	84.91	17.91	33.16	29.71	54.30
Muskoka (D.M.)	15.70	79.82	88.56	86.61	11.05	24.85	25.51	51.05
Niagara (R.M.)	16.36	83.78	92.28	85.83	12.37	27.36	26.03	50.77
Northumberland	14.45	81.11	90.43	85.77	9.84	22.88	23.99	50.02
Peel (R.M.)	15.63	85.36	90.86	75.22	11.11	25.09	23.11	39.68
Peterborough	15.84	81.36	90.50	87.07	14.10	29.63	28.00	50.64
Simcoe	14.94	81.62	88.90	84.84	11.49	25.87	26.31	48.75
Toronto (M.M.)	19.29	76.48	88.08	80.25	20.81	40.39	35.21	54.73
Victoria	16.68	83.86	89.96	88.06	10.52	23.91	24.27	49.65
Waterloo (R.M.)	24.13	84.96	91.83	84.24	18.30	30.26	27.96	51.59
Wellington	19.99	82.47	91.36	84.55	16.94	28.72	26.60	50.82
York (R.M.)	10.06	82.79	89.24	75.75	9.02	23.58	23.58	41.82
Southwestern Ontario	21.25	84.38	91.24	85.29	15.82	28.79	27.41	53.19
Bruce	21.30	87.58	91.22	87.37	11.29	21.20	23.91	52.72
Elgin	21.33	83.96	89.83	83.39	13.18	26.12	26.87	52.77
Essex	18.25	84.20	91.60	84.92	13.73	28.48	27.76	54.17
Grey	18.09	83.78	90.42	85.21	11.85	24.74	25.14	50.38
Huron	16.97	83.74	91.63	87.48	9.25	20.12	21.79	48.01
Kent	20.85	84.22	91.79	86.16	12.56	25.00	25.61	53.68
Lambton	22.34	86.87	93.41	87.90	12.44	25.05	23.99	51.73
Middlesex	25.76	83.56	90.38	83.57	24.19	36.82	32.28	55.03
Oxford	19.44	83.48	90.29	85.26	11.22	23.90	23.79	50.69
Perth	20.00	84.59	92.05	85.73	14.32	25.49	25.68	53.64
Northeastern Ontario	20.60	84.94	91.04	84.83	14.09	26.73	27.87	53.25
Algoma	23.71	85.52	91.79	85.13	13.45	25.90	26.74	53.59
Cochrane	23.74	84.78	90.29	83.85	14.22	26.14	28.43	55.90
Manitoulin	12.08	76.80	85.92	86.35	8.32	26.02	27.46	52.02
Nipissing	19.05	83.53	89.56	84.57	15.64	29.12	30.18	52.43
Parry Sound	11.49	79.92	89.00	82.70	8.60	22.99	23.51	49.22
Sudbury	19.26	86.38	92.47	85.28	15.04	27.57	27.68	52.19
Timiskaming	20.17	84.80	89.65	86.38	14.47	25.68	29.98	55.47
Northwestern Ontario	23.63	82.21	89.90	83.14	17.41	29.12	29.51	54.99
Kenora	25.91	82.45	89.03	85.89	16.66	28.22	29.70	53.78
Rainy River	20.09	84.35	91.84	87.23	13.89	24.35	25.87	54.92
Thunder Bay	23.29	81.89	89.93	81.54	18.27	30.15	30.07	55.38

Notes: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by 1961-1981 provincial changes in headship rates by age and sex over the 1961-1981 period in order to reflect trends in life cycle and female/male headship patterns.
2.Aggregate estimates are not presented as these will vary with the population projection used.

Source: Derived from Statistics Canada, Census, various years.

TABLE A 3.1.4

PROJECTED HEADSHIP RATES (1)
BY AGE AND SEX (2)
BY REGION/COUNTY, ONTARIO, 2001
(Percentage)

Region/County	Males 15-24	25-44	45-64	65+	Females 15-24	25-44	45-64	65+
Ontario Total	20.07	82.00	90.46	83.87	18.72	35.09	31.67	54.69
Eastern Ontario	20.10	81.03	90.13	83.90	20.78	36.30	33.10	55.34
Dundas	14.74	82.63	90.78	86.61	9.41	24.02	22.92	53.37
Frontenac	23.65	77.32	89.61	84.41	26.40	39.08	34.71	56.47
Glengarry	11.92	83.76	87.98	79.23	9.00	23.12	24.63	48.67
Grenville	13.15	83.67	89.98	84.88	10.31	25.29	24.68	49.43
Hastings	19.83	83.18	90.89	88.20	15.64	29.71	28.15	55.07
Lanark	16.08	77.59	89.35	83.28	14.30	29.84	29.66	55.91
Leeds	20.51	82.56	89.99	84.07	18.11	31.10	31.45	54.16
Lennox & Addington	13.80	81.08	89.93	83.38	9.76	25.43	24.47	48.62
Ottawa-Carleton (R.M.)	22.36	80.98	90.38	83.77	25.95	42.63	37.72	57.92
Prescott	16.20	82.29	89.16	76.93	10.87	24.96	26.89	46.83
Prince Edward	8.97	75.75	88.54	83.61	7.68	22.81	19.87	46.81
Renfrew	15.01	80.97	89.94	83.76	12.49	26.21	27.52	53.13
Russell	11.32	86.18	88.10	69.32	7.62	20.99	21.34	37.13
Stormont	19.11	83.42	90.49	83.25	14.66	29.39	30.49	54.71
Central Ontario	19.14	81.28	90.17	83.09	18.63	35.98	32.00	54.12
Brant	20.16	84.07	91.09	85.53	15.84	31.30	29.36	55.44
Dufferin	14.54	83.86	89.33	84.65	9.87	25.04	22.43	49.32
Durham (R.M.)	16.75	85.48	91.30	82.43	11.94	27.22	24.83	49.18
Haldimand-Norfolk (R.M.)	15.77	84.24	91.08	85.15	8.85	23.21	23.49	52.03
Haliburton	13.75	81.30	90.14	90.99	7.69	24.74	22.43	44.95
Halton (R.M.)	11.39	85.48	92.91	85.37	10.67	26.53	22.92	48.70
Hamilton-Wentworth (R.M.)	22.65	82.98	91.57	85.62	20.29	36.62	31.96	56.65
Muskoka (D.M.)	15.68	79.99	88.91	87.05	12.32	27.65	26.80	52.86
Niagara (R.M.)	16.65	83.98	92.55	86.35	13.93	30.33	27.58	52.77
Northumberland	14.26	81.24	90.70	86.21	10.94	25.60	25.15	51.77
Peel (R.M.)	15.68	85.49	91.15	76.06	12.44	27.94	24.49	41.95
Peterborough	16.14	81.59	90.82	87.54	15.63	32.50	29.50	52.64
Simcoe	15.01	81.80	89.25	85.36	12.84	28.71	27.65	50.69
Toronto (M.M.)	20.98	77.17	88.69	81.31	23.59	43.82	37.67	57.33
Victoria	16.73	84.01	90.27	88.46	11.87	26.80	25.64	51.55
Waterloo (R.M.)	24.90	85.24	92.16	84.92	20.30	33.56	29.94	53.87
Wellington	20.63	82.77	91.69	85.19	18.80	31.94	28.46	53.02
York (R.M.)	10.23	82.97	89.59	76.60	10.51	26.58	25.05	44.09
Southwestern Ontario	21.79	84.62	91.56	85.88	17.59	31.92	29.16	55.23
Bruce	21.73	87.75	91.53	87.86	13.04	24.56	25.64	54.72
Elgin	21.98	84.23	90.22	84.08	15.14	29.48	28.74	54.90
Essex	18.64	84.42	91.89	85.49	15.38	31.49	29.36	56.08
Grey	18.16	83.94	90.72	85.71	13.19	27.62	26.50	52.26
Huron	16.71	83.83	91.86	87.86	10.27	22.87	22.90	49.78
Kent	20.82	84.36	92.04	86.61	13.78	27.78	26.87	55.38
Lambton	22.60	87.03	93.63	88.34	14.00	28.11	25.57	53.68
Middlesex	26.99	83.97	90.83	84.38	26.52	40.19	34.56	57.41
Oxford	19.54	83.64	90.59	85.77	12.59	26.83	25.20	52.57
Perth	20.49	84.82	92.34	86.29	16.07	28.72	27.42	55.64
Northeastern Ontario	21.46	85.24	91.40	85.49	16.25	30.24	29.90	55.47
Algoma	24.58	85.81	92.13	85.79	15.67	29.49	28.83	55.83
Cochrane	24.83	85.13	90.72	84.61	16.66	29.92	30.68	58.15
Manitoulin	11.88	76.95	86.31	86.77	9.43	28.62	28.56	53.69
Nipissing	19.99	83.86	90.00	85.25	17.83	32.57	32.19	54.73
Parry Sound	11.26	80.04	89.31	83.23	9.68	25.68	24.65	50.98
Sudbury	20.28	86.67	92.79	85.94	17.32	31.16	29.84	54.55
Timiskaming	20.75	85.04	90.04	86.93	16.31	28.99	31.70	57.44
Northwestern Ontario	24.90	82.66	90.37	83.97	19.95	32.90	31.88	57.38
Kenora	27.00	82.85	89.53	86.56	19.07	31.92	31.94	56.15
Rainy River	20.59	84.58	92.13	87.73	15.65	27.64	27.61	56.86
Thunder Bay	24.75	82.39	90.42	82.49	20.97	34.05	32.59	57.85

Notes: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by 1961-1981 provincial changes in headship rates by age and sex over the 1961-1981 period in order to reflect trends in life cycle and female/male headship patterns.

2.Aggregate estimates are not presented as these will vary with the population projection used.

Source: Derived from Statistics Canada, Census, various years.

TABLE A 3.2.1
PROJECTED RENTER HEADSHIP RATES
BY AGE AND SEX (2)
BY REGION/COUNTY, ONTARIO, 1986
(Percentage)

Region/County	Males 15-24	25-44	45-64	65+	Females 15-24	25-44	45-64	65+
Ontario Total	13.53	26.35	15.92	21.53	11.13	16.02	10.87	23.91
Eastern Ontario	14.64	28.98	17.17	21.75	11.74	17.53	11.69	25.11
Dundas	7.32	15.00	9.07	12.24	7.08	10.03	6.16	13.47
Frontenac	15.44	29.44	17.74	23.99	11.75	17.77	12.26	26.78
Glengarry	6.15	12.58	7.62	10.31	6.20	8.64	5.12	11.42
Grenville	8.02	16.65	10.08	13.60	6.95	10.55	6.70	15.03
Hastings	11.84	24.04	14.54	19.60	9.59	14.79	9.74	21.57
Lanark	9.40	18.98	11.47	15.50	7.85	11.69	7.65	16.99
Leeds	10.38	20.33	12.29	16.61	8.64	13.03	8.37	18.46
Lennox & Addington	7.84	16.40	9.92	13.40	6.72	10.21	6.56	14.79
Ottawa-Carleton (R.M.)	19.46	36.82	22.22	30.09	14.76	21.52	15.09	33.39
Prescott	9.16	18.71	11.32	15.36	8.28	12.32	7.56	17.08
Prince Edward	7.27	16.30	9.88	13.33	5.66	9.58	6.28	14.53
Renfrew	9.16	18.66	11.28	15.24	7.83	12.01	7.53	16.78
Russell	5.04	10.77	6.53	8.87	4.33	7.08	4.29	9.98
Stormont	12.89	25.99	15.72	21.25	10.83	16.24	10.49	23.38
Central Ontario	13.98	26.94	16.53	22.19	11.61	16.34	11.35	25.18
Brant	11.26	22.67	13.71	18.51	9.27	13.85	9.21	20.38
Dufferin	7.30	15.21	9.21	12.42	6.30	9.59	6.15	13.71
Durham (R.M.)	9.09	18.59	11.24	15.21	7.84	11.68	7.58	16.86
Haldimand-Norfolk (R.M.)	8.72	18.30	11.07	14.95	7.41	11.68	7.29	16.37
Haliburton	5.64	12.04	7.29	9.81	4.65	7.27	4.75	10.87
Halton (R.M.)	9.50	19.76	11.95	16.14	8.13	12.25	8.01	17.87
Hamilton-Wentworth (R.M.)	14.65	28.29	17.08	23.10	12.11	17.25	11.83	25.67
Muskoka (D.M.)	7.30	15.03	9.09	12.26	6.11	9.28	6.04	13.49
Niagara (R.M.)	9.93	20.03	12.10	16.35	8.38	12.27	8.15	18.08
Northumberland	8.68	18.05	10.92	14.73	7.29	11.31	7.23	16.20
Peel (R.M.)	10.45	21.40	12.94	17.58	8.80	13.25	8.72	19.84
Peterborough	10.31	20.81	12.58	16.96	8.37	12.43	8.40	18.78
Simcoe	8.93	18.27	11.05	14.91	7.47	11.21	7.35	16.50
Toronto (M.M.)	19.53	35.86	21.61	29.31	15.37	20.93	14.81	32.62
Victoria	7.72	15.82	9.57	12.90	6.63	9.98	6.41	14.26
Waterloo (R.M.)	14.03	27.86	16.83	22.77	11.26	17.16	11.56	25.33
Wellington	11.56	22.97	13.87	18.75	9.27	14.22	9.50	20.85
York (R.M.)	6.19	12.50	7.57	10.27	5.79	8.02	5.11	11.54
Southwestern Ontario	11.65	23.38	14.03	18.49	9.54	14.48	9.53	20.66
Bruce	7.58	15.26	9.23	12.45	6.90	10.81	6.34	13.76
Elgin	9.84	19.58	11.84	16.01	8.71	12.65	8.10	17.70
Essex	11.08	22.28	13.46	18.19	9.19	13.58	9.05	20.00
Grey	9.23	18.89	11.43	15.43	7.67	11.78	7.64	17.01
Huron	7.38	15.39	9.31	12.55	6.20	10.08	6.19	13.85
Kent	10.81	22.24	13.45	18.15	8.74	13.69	8.92	19.87
Lambton	10.48	21.27	12.85	17.35	8.87	13.47	8.75	19.17
Middlesex	16.22	31.59	19.08	25.83	12.45	18.75	13.11	28.67
Oxford	9.69	19.82	11.99	16.18	8.21	12.56	8.07	17.84
Perth	10.01	20.05	12.12	16.37	8.32	12.88	8.27	18.05
Northeastern Ontario	11.81	23.14	13.88	18.25	10.49	15.11	9.53	20.33
Algoma	11.75	23.20	14.02	18.95	10.91	15.48	9.75	21.02
Cochrane	12.62	24.63	14.89	20.14	11.91	16.80	10.37	22.25
Manitoulin	6.81	14.22	8.61	11.58	6.02	8.53	5.63	12.71
Nipissing	12.22	23.74	14.35	19.39	10.33	14.97	9.78	21.56
Parry Sound	6.52	13.66	8.26	11.16	5.68	8.51	5.47	12.27
Sudbury	12.51	24.17	14.60	19.75	10.89	15.76	10.15	22.02
Timiskaming	11.26	22.45	13.58	18.32	9.44	14.50	9.12	20.16
Northwestern Ontario	10.46	20.29	12.24	16.49	8.98	13.23	8.54	18.35
Kenora	9.63	18.89	11.42	15.41	8.35	12.36	7.90	17.16
Rainy River	8.13	16.29	9.84	13.28	6.84	10.70	6.72	14.62
Thunder Bay	11.17	21.32	12.87	17.45	9.56	13.90	9.05	19.37

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

2.Aggregate estimates (age and sex totals) are not presented as these will vary with the population projection used.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 3.2.2
PROJECTED RENTER HEADSHIP RATES
BY AGE AND SEX (2)
BY REGION/COUNTY, ONTARIO, 1991
(Percentage)

Region/County	Males				Females			
	15-24	25-44	45-64	65+	15-24	25-44	45-64	65+
Ontario Total	14.26	26.47	16.00	21.75	13.19	18.39	11.77	25.18
Eastern Ontario	15.43	29.12	17.26	21.97	13.53	19.94	12.59	26.40
Dundas	7.34	15.03	9.11	12.31	8.98	12.24	6.64	14.03
Frontenac	16.64	29.70	17.86	24.27	13.42	20.32	13.43	28.34
Glengarry	6.18	12.60	7.65	10.41	8.05	10.73	5.48	12.00
Grenville	7.94	16.67	10.11	13.69	8.18	12.45	7.10	15.72
Hastings	11.98	24.10	14.59	19.71	10.92	17.10	10.37	22.46
Lanark	9.58	19.05	11.52	15.63	9.17	13.53	8.12	17.68
Leeds	10.90	20.42	12.35	16.77	10.28	15.50	9.06	19.45
Lennox & Addington	7.70	16.42	9.95	13.49	7.79	11.91	6.91	15.46
Ottawa-Carleton (R.M.)	21.07	37.08	22.35	30.44	16.89	24.03	16.29	35.20
Prescott	9.22	18.75	11.37	15.54	10.12	14.91	8.04	18.06
Prince Edward	6.57	16.28	9.91	13.38	5.70	10.71	6.38	14.99
Renfrew	9.25	18.70	11.33	15.36	9.24	14.32	8.00	17.50
Russell	4.82	10.78	6.55	8.99	4.95	8.55	4.50	10.68
Stormont	13.14	26.06	15.78	21.44	12.71	18.98	11.14	24.40
Central Ontario	14.84	27.08	16.62	22.42	13.86	18.66	12.31	26.57
Brant	11.49	22.73	13.76	18.65	10.73	15.94	9.84	21.25
Dufferin	7.20	15.22	9.24	12.50	7.37	11.28	6.55	14.33
Durham (R.M.)	9.14	18.62	11.28	15.33	9.27	13.71	8.12	17.72
Haldimand-Norfolk (R.M.)	8.52	18.32	11.11	15.03	8.51	13.84	7.66	16.97
Haliburton	5.40	12.05	7.31	9.84	5.16	8.29	4.93	11.36
Halton (R.M.)	9.37	19.78	11.97	16.23	9.46	14.24	8.54	18.71
Hamilton-Wentworth (R.M.)	15.58	28.44	17.16	23.32	14.48	19.84	12.97	27.03
Muskoka (D.M.)	7.30	15.06	9.13	12.32	7.05	10.77	6.39	14.05
Niagara (R.M.)	10.11	20.08	12.14	16.45	9.87	14.15	8.73	18.92
Northumberland	8.57	18.08	10.95	14.81	8.38	13.24	7.63	16.85
Peel (R.M.)	10.48	21.43	12.99	17.79	10.23	15.38	9.33	21.24
Peterborough	10.51	20.87	12.63	17.06	9.58	14.08	8.92	19.66
Simcoe	8.97	18.31	11.10	15.01	8.66	12.94	7.78	17.28
Toronto (M.M.)	21.71	36.21	21.78	29.75	18.44	23.40	16.12	34.56
Victoria	7.75	15.85	9.61	12.96	7.81	11.74	6.83	14.90
Waterloo (R.M.)	14.53	27.96	16.90	22.98	12.93	19.85	12.57	26.68
Wellington	11.97	23.05	13.93	18.91	10.64	16.53	10.32	21.94
York (R.M.)	6.30	12.53	7.60	10.40	7.27	9.53	5.49	12.30
Southwestern Ontario	11.97	23.45	14.09	18.63	10.99	16.72	10.26	21.60
Bruce	7.74	15.29	9.26	12.53	8.53	13.64	6.91	14.38
Elgin	10.17	19.65	11.90	16.16	10.67	15.12	8.80	18.56
Essex	11.34	22.34	13.51	18.33	10.72	15.59	9.67	20.83
Grey	9.27	18.93	11.47	15.53	8.83	13.75	8.12	17.76
Huron	7.27	15.41	9.33	12.61	7.10	12.15	6.56	14.45
Kent	10.79	22.27	13.49	18.25	9.82	15.83	9.43	20.60
Lambton	10.61	21.31	12.89	17.45	10.42	15.88	9.44	20.02
Middlesex	17.11	31.76	19.19	26.11	14.05	21.14	14.27	30.20
Oxford	9.74	19.86	12.03	16.29	9.60	14.81	8.64	18.62
Perth	10.27	20.11	12.16	16.49	9.74	15.33	8.96	18.84
Northeastern Ontario	12.37	23.23	13.94	18.41	12.97	18.16	10.40	21.36
Algoma	12.23	23.28	14.07	19.12	13.80	18.86	10.72	22.08
Cochrane	13.28	24.73	14.96	20.34	15.29	20.73	11.42	23.34
Manitoulin	6.69	14.25	8.66	11.66	7.14	9.69	5.88	13.18
Nipissing	12.91	23.84	14.43	19.57	12.47	17.60	10.59	22.72
Parry Sound	6.40	13.68	8.30	11.24	6.67	9.93	5.77	12.78
Sudbury	13.27	24.25	14.66	19.92	13.44	18.92	11.16	23.23
Timiskaming	11.61	22.52	13.65	18.45	11.14	17.32	9.74	21.00
Northwestern Ontario	11.11	20.41	12.31	16.68	10.99	15.90	9.43	19.34
Kenora	10.08	18.99	11.49	15.55	10.19	14.88	8.65	18.09
Rainy River	8.35	16.33	9.88	13.37	8.07	12.92	7.27	15.23
Thunder Bay	12.01	21.46	12.95	17.69	11.76	16.70	10.04	20.44

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

2.Aggregate estimates (age and sex totals) are not presented as these will vary with the population projection used.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 3.2.3
PROJECTED RENTER HEADSHIP RATES
BY AGE AND SEX (2)
BY REGION/COUNTY, ONTARIO, 1996
(Percentage)

Region/County	Males 15-24	25-44	45-64	65+	Females 15-24	25-44	45-64	65+
Ontario Total	14.99	26.59	16.07	21.95	15.19	20.64	12.66	26.39
Eastern Ontario	16.22	29.27	17.34	22.18	15.28	22.23	13.46	27.63
Dundas	7.36	15.06	9.14	12.38	10.86	14.36	7.11	14.56
Frontenac	17.82	29.95	17.97	24.53	15.03	22.74	14.55	29.82
Glengarry	6.20	12.62	7.69	10.51	9.88	12.73	5.83	12.56
Grenville	7.86	16.70	10.15	13.77	9.39	14.28	7.49	16.39
Hastings	12.13	24.16	14.64	19.81	12.22	19.32	11.00	23.31
Lanark	9.76	19.12	11.57	15.76	10.47	15.31	8.59	18.33
Leeds	11.41	20.50	12.41	16.93	11.87	17.85	9.73	20.40
Lennox & Addington	7.56	16.44	9.99	13.58	8.85	13.55	7.26	16.11
Ottawa-Carleton (R.M.)	22.65	37.33	22.48	30.78	18.95	26.40	17.45	36.90
Prescott	9.28	18.79	11.42	15.72	11.92	17.39	8.51	18.99
Prince Edward	5.86	16.25	9.93	13.44	5.75	11.81	6.48	15.44
Renfrew	9.33	18.75	11.37	15.47	10.63	16.54	8.47	18.20
Russell	4.61	10.78	6.57	9.11	5.57	9.98	4.70	11.35
Stormont	13.40	26.13	15.84	21.61	14.56	21.60	11.78	25.38
Central Ontario	15.69	27.21	16.70	22.65	16.04	20.87	13.24	27.90
Brant	11.72	22.79	13.81	18.78	12.17	17.94	10.46	22.09
Dufferin	7.10	15.24	9.27	12.57	8.42	12.91	6.94	14.92
Durham (R.M.)	9.18	18.65	11.32	15.46	10.69	15.65	8.65	18.54
Haldimand-Norfolk (R.M.)	8.31	18.33	11.14	15.11	9.61	15.93	8.01	17.55
Haliburton	5.16	12.05	7.33	9.87	5.66	9.29	5.11	11.83
Halton (R.M.)	9.25	19.81	12.00	16.33	10.78	16.16	9.06	19.53
Hamilton-Wentworth (R.M.)	16.48	28.59	17.24	23.53	16.78	22.29	14.07	28.32
Muskoka (D.M.)	7.29	15.10	9.17	12.39	7.98	12.19	6.73	14.58
Niagara (R.M.)	10.30	20.12	12.17	16.56	11.33	15.96	9.29	19.73
Northumberland	8.46	18.10	10.99	14.89	9.45	15.10	8.02	17.49
Peel (R.M.)	10.51	21.47	13.03	18.00	11.65	17.44	9.94	22.58
Peterborough	10.71	20.93	12.67	17.16	10.77	15.66	9.44	20.50
Simcoe	9.01	18.35	11.14	15.11	9.83	14.60	8.21	18.02
Toronto (M.M.)	23.84	36.55	21.93	30.17	21.39	25.72	17.38	36.39
Victoria	7.77	15.88	9.64	13.02	8.98	13.43	7.25	15.52
Waterloo (R.M.)	15.01	28.05	16.96	23.17	14.56	22.41	13.56	27.98
Wellington	12.37	23.14	13.98	19.06	11.98	18.73	11.12	22.98
York (R.M.)	6.41	12.56	7.63	10.52	8.73	10.99	5.87	13.04
Southwestern Ontario	12.28	23.51	14.14	18.76	12.42	18.87	10.98	22.51
Bruce	7.90	15.32	9.30	12.60	10.13	16.34	7.46	14.97
Elgin	10.49	19.71	11.95	16.30	12.58	17.47	9.47	19.38
Essex	11.59	22.39	13.56	18.46	12.22	17.53	10.27	21.63
Grey	9.30	18.97	11.51	15.62	9.98	15.64	8.60	18.48
Huron	7.16	15.42	9.36	12.67	8.00	14.15	6.92	15.02
Kent	10.77	22.31	13.52	18.35	10.90	17.89	9.93	21.30
Lambton	10.74	21.35	12.92	17.54	11.94	18.19	10.13	20.84
Middlesex	17.98	31.92	19.29	26.38	15.60	23.41	15.40	31.65
Oxford	9.78	19.90	12.08	16.39	10.97	16.98	9.19	19.37
Perth	10.53	20.16	12.20	16.60	11.14	17.67	9.63	19.61
Northeastern Ontario	12.91	23.31	14.00	18.56	15.39	21.06	11.24	22.34
Algoma	12.70	23.36	14.13	19.27	16.61	22.08	11.66	23.09
Cochrane	13.93	24.84	15.04	20.54	18.57	24.46	12.43	24.37
Manitoulin	6.58	14.27	8.70	11.71	8.26	10.81	6.13	13.63
Nipissing	13.60	23.93	14.50	19.73	14.56	20.11	11.37	23.82
Parry Sound	6.27	13.70	8.32	11.31	7.64	11.30	6.07	13.27
Sudbury	14.02	24.34	14.71	20.09	15.91	21.92	12.13	24.39
Timiskaming	11.96	22.58	13.71	18.57	12.81	20.01	10.35	21.81
Northwestern Ontario	11.75	20.52	12.38	16.86	12.93	18.43	10.28	20.26
Kenora	10.53	19.09	11.56	15.68	11.97	17.28	9.38	18.97
Rainy River	8.56	16.38	9.91	13.45	9.28	15.04	7.81	15.82
Thunder Bay	12.83	21.59	13.02	17.91	13.89	19.34	11.00	21.46

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

2.Aggregate estimates (age and sex totals) are not presented as these will vary with the population projection used.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 3.2.4
PROJECTED RENTER HEADSHIP RATES
BY AGE AND SEX (2)
BY REGION/COUNTY, ONTARIO, 2001
(Percentage)

Region/County	Males 15-24	25-44	45-64	65+	Females 15-24	25-44	45-64	65+
Ontario Total	15.71	26.71	16.15	22.15	17.15	22.78	13.51	27.54
Eastern Ontario	17.00	29.41	17.42	22.38	16.98	24.40	14.31	28.81
Dundas	7.38	15.09	9.17	12.45	12.71	16.41	7.58	15.07
Frontenac	18.98	30.20	18.08	24.77	16.59	25.02	15.64	31.22
Glengarry	6.23	12.65	7.72	10.61	11.68	14.66	6.18	13.10
Grenville	7.77	16.72	10.18	13.85	10.58	16.04	7.88	17.03
Hastings	12.28	24.22	14.69	19.91	13.50	21.45	11.61	24.13
Lanark	9.94	19.18	11.62	15.88	11.74	17.01	9.04	18.97
Leeds	11.91	20.59	12.47	17.07	13.43	20.08	10.39	21.29
Lennox & Addington	7.41	16.46	10.02	13.66	9.91	15.14	7.60	16.73
Ottawa-Carleton (R.M.)	24.20	37.57	22.60	31.10	20.94	28.64	18.57	38.52
Prescott	9.34	18.83	11.46	15.89	13.70	19.78	8.97	19.89
Prince Edward	5.15	16.23	9.95	13.49	5.79	12.88	6.58	15.88
Renfrew	9.42	18.80	11.42	15.58	11.99	18.68	8.92	18.87
Russell	4.39	10.78	6.59	9.22	6.19	11.36	4.91	12.00
Stormont	13.65	26.20	15.90	21.78	16.37	24.12	12.41	26.32
Central Ontario	16.53	27.34	16.78	22.87	18.17	22.98	14.14	29.16
Brant	11.95	22.85	13.86	18.91	13.58	19.85	11.06	22.89
Dufferin	6.99	15.26	9.30	12.65	9.46	14.49	7.32	15.49
Durham (R.M.)	9.23	18.68	11.35	15.57	12.08	17.52	9.16	19.33
Haldimand-Norfolk (R.M.)	8.11	18.34	11.16	15.19	10.70	17.95	8.37	18.11
Haliburton	4.93	12.05	7.35	9.89	6.16	10.25	5.29	12.29
Halton (R.M.)	9.13	19.83	12.03	16.42	12.08	18.01	9.58	20.31
Hamilton-Wentworth (R.M.)	17.38	28.73	17.31	23.72	19.01	24.61	15.13	29.54
Muskoka (D.M.)	7.28	15.13	9.21	12.45	8.89	13.57	7.07	15.10
Niagara (R.M.)	10.48	20.17	12.21	16.66	12.76	17.69	9.84	20.50
Northumberland	8.35	18.13	11.02	14.97	10.51	16.90	8.41	18.10
Peel (R.M.)	10.54	21.50	13.07	18.20	13.04	19.42	10.53	23.87
Peterborough	10.91	20.99	12.72	17.25	11.94	17.18	9.94	21.31
Simcoe	9.06	18.39	11.19	15.20	10.98	16.20	8.63	18.74
Toronto (M.M.)	25.93	36.88	22.09	30.57	24.24	27.90	18.60	38.11
Victoria	7.80	15.91	9.67	13.08	10.13	15.06	7.66	16.11
Waterloo (R.M.)	15.50	28.14	17.02	23.36	16.16	24.86	14.52	29.21
Wellington	12.77	23.22	14.03	19.20	13.29	20.83	11.89	23.98
York (R.M.)	6.52	12.59	7.66	10.64	10.16	12.39	6.23	13.74
Southwestern Ontario	12.59	23.58	14.19	18.89	13.81	20.93	11.68	23.37
Bruce	8.06	15.35	9.33	12.67	11.70	18.93	8.00	15.54
Elgin	10.81	19.78	12.01	16.43	14.45	19.71	10.13	20.16
Essex	11.83	22.45	13.60	18.58	13.68	19.38	10.86	22.39
Grey	9.34	19.00	11.55	15.71	11.11	17.46	9.06	19.17
Huron	7.05	15.44	9.38	12.72	8.88	16.09	7.27	15.57
Kent	10.75	22.34	13.56	18.45	11.96	19.88	10.42	21.97
Lambton	10.86	21.39	12.95	17.63	13.44	20.41	10.79	21.63
Middlesex	18.84	32.07	19.38	26.63	17.10	25.55	16.48	33.02
Oxford	9.83	19.94	12.12	16.49	12.32	19.06	9.74	20.09
Perth	10.79	20.22	12.24	16.71	12.50	19.91	10.28	20.33
Northeastern Ontario	13.46	23.39	14.06	18.71	17.74	23.83	12.06	23.27
Algoma	13.17	23.44	14.18	19.42	19.36	25.14	12.58	24.05
Cochrane	14.57	24.94	15.11	20.72	21.77	28.00	13.42	25.35
Manitoulin	6.47	14.30	8.74	11.77	9.35	11.90	6.38	14.07
Nipissing	14.27	24.03	14.57	19.89	16.59	22.49	12.13	24.86
Parry Sound	6.15	13.72	8.35	11.38	8.60	12.62	6.36	13.74
Sudbury	14.76	24.42	14.76	20.25	18.32	24.78	13.07	25.49
Timiskaming	12.30	22.65	13.77	18.69	14.44	22.59	10.94	22.58
Northwestern Ontario	12.37	20.64	12.44	17.03	14.81	20.82	11.11	21.14
Kenora	10.98	19.19	11.62	15.80	13.70	19.54	10.09	19.81
Rainy River	8.77	16.42	9.94	13.52	10.46	17.07	8.33	16.38
Thunder Bay	13.63	21.73	13.10	18.12	15.94	21.84	11.93	22.42

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

2.Aggregate estimates (age and sex totals) are not presented as these will vary with the population projection used.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.1.1
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	131,630	127,129	113,486	108,040	105,500
25-44	1,009,920	1,163,148	1,297,373	1,316,886	1,306,439
45-64	759,660	804,138	859,294	966,092	1,084,675
65+	291,850	329,670	380,866	426,807	459,268
ALL AGES 15+	2,193,060	2,424,085	2,651,018	2,817,826	2,955,881
FEMALES:					
15-24	77,965	71,630	62,687	59,335	58,925
25-44	265,705	306,497	334,628	330,765	315,947
45-64	206,145	217,221	228,602	258,287	294,009
65+	226,940	266,744	313,848	349,735	375,353
ALL AGES 15+	776,755	862,092	939,764	998,122	1,044,234
TOTALS:					
15-24	209,595	198,759	176,173	167,375	164,425
25-44	1,275,625	1,469,645	1,632,000	1,647,652	1,622,385
45-64	965,805	1,021,358	1,087,896	1,224,378	1,378,684
65+	518,790	596,414	694,713	776,542	834,621
ALL AGES 15+	2,969,815	3,286,176	3,590,782	3,815,947	4,000,115
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	4.43	3.87	3.16	2.83	2.64
25-44	34.01	35.40	36.13	34.51	32.66
45-64	25.58	24.47	23.93	25.32	27.12
65+	9.83	10.03	10.61	11.18	11.48
ALL AGES 15+	73.85	73.77	73.83	73.84	73.89
FEMALES:					
15-24	2.63	2.18	1.75	1.55	1.47
25-44	8.95	9.33	9.32	8.67	7.90
45-64	6.94	6.61	6.37	6.77	7.35
65+	7.64	8.12	8.74	9.17	9.38
ALL AGES 15+	26.15	26.23	26.17	26.16	26.11
TOTALS:					
15-24	7.06	6.05	4.91	4.39	4.11
25-44	42.95	44.72	45.45	43.18	40.56
45-64	32.52	31.08	30.30	32.09	34.47
65+	17.47	18.15	19.35	20.35	20.86
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.1.2
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	131,630	127,129	114,236	110,130	108,812
25-44	1,009,920	1,163,148	1,306,055	1,344,323	1,353,850
45-64	759,660	804,138	861,199	972,376	1,097,265
65+	291,850	329,670	381,616	429,255	463,641
ALL AGES 15+	2,193,060	2,424,085	2,663,106	2,856,085	3,023,568
FEMALES:					
15-24	77,965	71,630	63,255	60,856	61,212
25-44	265,705	306,497	336,800	337,861	328,600
45-64	206,145	217,221	229,297	260,415	297,821
65+	226,940	266,744	314,469	351,822	379,298
ALL AGES 15+	776,755	862,092	943,821	1,010,954	1,066,931
TOTALS:					
15-24	209,595	198,759	177,492	170,987	170,024
25-44	1,275,625	1,469,645	1,642,855	1,682,184	1,682,449
45-64	965,805	1,021,358	1,090,496	1,232,791	1,395,086
65+	518,790	596,414	696,085	781,077	842,939
ALL AGES 15+	2,969,815	3,286,176	3,606,928	3,867,039	4,090,498
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	4.43	3.87	3.17	2.85	2.66
25-44	34.01	35.40	36.21	34.76	33.10
45-64	25.58	24.47	23.88	25.15	26.82
65+	9.83	10.03	10.58	11.10	11.33
ALL AGES 15+	73.85	73.77	73.83	73.86	73.92
FEMALES:					
15-24	2.63	2.18	1.75	1.57	1.50
25-44	8.95	9.33	9.34	8.74	8.03
45-64	6.94	6.61	6.36	6.73	7.28
65+	7.64	8.12	8.72	9.10	9.27
ALL AGES 15+	26.15	26.23	26.17	26.14	26.08
TOTALS:					
15-24	7.06	6.05	4.92	4.42	4.16
25-44	42.95	44.72	45.55	43.50	41.13
45-64	32.52	31.08	30.23	31.88	34.11
65+	17.47	18.15	19.30	20.20	20.61
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.1.3
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	131,630	127,129	114,986	112,221	112,125
25-44	1,009,920	1,163,148	1,314,727	1,371,748	1,401,247
45-64	759,660	804,138	863,108	978,652	1,109,870
65+	291,850	329,670	382,372	431,700	468,029
ALL AGES 15+	2,193,060	2,424,085	2,675,194	2,894,321	3,091,271
FEMALES:					
15-24	77,965	71,630	63,824	62,379	63,500
25-44	265,705	306,497	338,973	344,956	341,254
45-64	206,145	217,221	229,992	262,544	301,634
65+	226,940	266,744	315,086	353,904	383,233
ALL AGES 15+	776,755	862,092	947,875	1,023,783	1,089,621
TOTALS:					
15-24	209,595	198,759	178,810	174,600	175,625
25-44	1,275,625	1,469,645	1,653,700	1,716,704	1,742,502
45-64	965,805	1,021,358	1,093,100	1,241,197	1,411,504
65+	518,790	596,414	697,458	785,604	851,262
ALL AGES 15+	2,969,815	3,286,176	3,623,069	3,918,104	4,180,892
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	4.43	3.87	3.17	2.86	2.68
25-44	34.01	35.40	36.29	35.01	33.52
45-64	25.58	24.47	23.82	24.98	26.55
65+	9.83	10.03	10.55	11.02	11.19
ALL AGES 15+	73.85	73.77	73.84	73.87	73.94
FEMALES:					
15-24	2.63	2.18	1.76	1.59	1.52
25-44	8.95	9.33	9.36	8.80	8.16
45-64	6.94	6.61	6.35	6.70	7.21
65+	7.64	8.12	8.70	9.03	9.17
ALL AGES 15+	26.15	26.23	26.16	26.13	26.06
TOTALS:					
15-24	7.06	6.05	4.94	4.46	4.20
25-44	42.95	44.72	45.64	43.81	41.68
45-64	32.52	31.08	30.17	31.68	33.76
65+	17.47	18.15	19.25	20.05	20.36
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.1.4
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	131,630	127,129	113,485	108,037	106,889
25-44	1,009,920	1,163,147	1,297,380	1,316,906	1,306,485
45-64	759,660	804,135	859,291	966,094	1,084,672
65+	291,850	329,676	380,870	426,806	459,265
ALL AGES 15+	2,193,060	2,424,087	2,651,026	2,817,843	2,957,310
FEMALES:					
15-24	77,965	71,629	62,685	59,330	59,703
25-44	265,705	306,496	334,618	330,739	315,890
45-64	206,145	217,220	228,600	258,279	293,998
65+	226,940	266,745	313,845	349,731	375,343
ALL AGES 15+	776,755	862,091	939,747	990,079	1,044,934
TOTALS:					
15-24	209,595	198,758	176,170	167,367	166,591
25-44	1,275,625	1,469,644	1,631,998	1,647,645	1,622,375
45-64	965,805	1,021,355	1,087,891	1,224,373	1,378,670
65+	518,790	596,421	694,715	776,537	834,608
ALL AGES 15+	2,969,815	3,286,178	3,590,774	3,815,922	4,002,244
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	4.43	3.87	3.16	2.83	2.67
25-44	34.01	35.40	36.13	34.51	32.64
45-64	25.58	24.47	23.93	25.32	27.10
65+	9.83	10.03	10.61	11.18	11.48
ALL AGES 15+	73.85	73.77	73.83	73.84	73.89
FEMALES:					
15-24	2.63	2.18	1.75	1.55	1.49
25-44	8.95	9.33	9.32	8.67	7.89
45-64	6.94	6.61	6.37	6.77	7.35
65+	7.64	8.12	8.74	9.17	9.38
ALL AGES 15+	26.15	26.23	26.17	26.16	26.11
TOTALS:					
15-24	7.06	6.05	4.91	4.39	4.16
25-44	42.95	44.72	45.45	43.18	40.54
45-64	32.52	31.08	30.30	32.09	34.45
65+	17.47	18.15	19.35	20.35	20.85
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.1.5
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	131,630	127,129	114,234	110,129	110,201
25-44	1,009,920	1,163,147	1,306,057	1,344,344	1,353,887
45-64	759,660	804,135	861,201	972,373	1,097,271
65+	291,850	329,676	381,618	429,260	463,640
ALL AGES 15+	2,193,060	2,424,087	2,663,109	2,856,106	3,024,999
FEMALES:					
15-24	77,965	71,629	63,253	60,851	61,990
25-44	265,705	306,496	336,792	337,835	328,546
45-64	206,145	217,220	229,295	260,408	297,810
65+	226,940	266,745	314,466	351,819	379,283
ALL AGES 15+	776,755	862,091	943,806	1,010,913	1,067,630
TOTALS:					
15-24	209,595	198,758	177,488	170,980	172,191
25-44	1,275,625	1,469,644	1,642,849	1,682,178	1,682,433
45-64	965,805	1,021,355	1,090,495	1,232,781	1,395,081
65+	518,790	596,421	696,084	781,079	842,923
ALL AGES 15+	2,969,815	3,286,178	3,606,915	3,867,018	4,092,629
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	4.43	3.87	3.17	2.85	2.69
25-44	34.01	35.40	36.21	34.76	33.08
45-64	25.58	24.47	23.88	25.15	26.81
65+	9.83	10.03	10.58	11.10	11.33
ALL AGES 15+	73.85	73.77	73.83	73.86	73.91
FEMALES:					
15-24	2.63	2.18	1.75	1.57	1.51
25-44	8.95	9.33	9.34	8.74	8.03
45-64	6.94	6.61	6.36	6.73	7.28
65+	7.64	8.12	8.72	9.10	9.27
ALL AGES 15+	26.15	26.23	26.17	26.14	26.09
TOTALS:					
15-24	7.06	6.05	4.92	4.42	4.21
25-44	42.95	44.72	45.55	43.50	41.11
45-64	32.52	31.08	30.23	31.88	34.09
65+	17.47	18.15	19.30	20.20	20.60
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.1.6
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	131,630	127,129	114,985	112,216	113,507
25-44	1,009,920	1,163,147	1,314,733	1,371,784	1,401,352
45-64	759,660	804,135	863,111	978,662	1,109,881
65+	291,850	329,676	382,371	431,696	468,016
ALL AGES 15+	2,193,060	2,424,087	2,675,201	2,894,358	3,092,756
FEMALES:					
15-24	77,965	71,629	63,821	62,367	64,263
25-44	265,705	306,496	338,961	344,906	341,131
45-64	206,145	217,220	229,990	262,532	301,606
65+	226,940	266,745	315,083	353,892	383,210
ALL AGES 15+	776,755	862,091	947,855	1,023,697	1,090,211
TOTALS:					
15-24	209,595	198,758	178,805	174,583	177,770
25-44	1,275,625	1,469,644	1,653,694	1,716,690	1,742,483
45-64	965,805	1,021,355	1,093,101	1,241,193	1,411,488
65+	518,790	596,421	697,455	785,588	851,225
ALL AGES 15+	2,969,815	3,286,178	3,623,056	3,918,054	4,182,966
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	4.43	3.87	3.17	2.86	2.71
25-44	34.01	35.40	36.29	35.01	33.50
45-64	25.58	24.47	23.82	24.98	26.53
65+	9.83	10.03	10.55	11.02	11.19
ALL AGES 15+	73.85	73.77	73.84	73.87	73.94
FEMALES:					
15-24	2.63	2.18	1.76	1.59	1.54
25-44	8.95	9.33	9.36	8.80	8.16
45-64	6.94	6.61	6.35	6.70	7.21
65+	7.64	8.12	8.70	9.03	9.16
ALL AGES 15+	26.15	26.23	26.16	26.13	26.06
TOTALS:					
15-24	7.06	6.05	4.94	4.46	4.25
25-44	42.95	44.72	45.64	43.81	41.66
45-64	32.52	31.08	30.17	31.68	33.74
65+	17.47	18.15	19.25	20.05	20.35
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.2.1
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,286,176	3,590,782	3,815,947	4,000,115
Eastern Ontario	416,625	452,686	486,986	509,243	526,412
Dundas	6,290	6,280	6,279	6,239	6,114
Frontenac	38,080	40,846	42,651	43,388	43,727
Glengarry	6,475	6,461	6,698	6,797	6,806
Grenville	9,195	9,717	10,540	11,124	11,510
Hastings	37,060	38,932	40,583	41,260	41,480
Lanark	15,750	16,467	17,597	18,377	18,974
Leeds	18,925	19,924	21,190	22,037	22,614
Lennox & Addington	10,750	10,367	10,009	9,606	9,171
Ottawa-Carleton (R.M.)	200,495	226,979	251,276	268,965	283,853
Prescott	9,640	10,604	11,780	12,543	13,143
Prince Edward	7,610	7,750	8,056	8,163	8,141
Renfrew	28,710	29,561	30,283	30,153	29,828
Russell	6,570	7,217	8,079	8,831	9,502
Stormont	21,075	21,580	21,966	21,761	21,551
Central Ontario	1,843,445	2,073,215	2,293,744	2,461,995	2,601,834
Brant	36,085	39,364	43,046	45,754	47,990
Dufferin	9,805	11,279	13,171	14,879	16,393
Durham (R.M.)	90,640	111,510	135,030	155,500	174,172
Haldimand-Norfolk (R.M.)	30,110	32,807	36,192	38,778	40,928
Haliburton	4,225	4,343	4,609	4,813	4,945
Halton (R.M.)	81,575	101,477	124,057	145,080	164,049
Hamilton-Wentworth (R.M.)	147,205	159,092	168,655	174,578	178,349
Muskoka (D.M.)	13,715	14,347	15,407	16,082	16,680
Niagara (R.M.)	127,495	135,869	144,648	150,214	153,393
Northumberland	22,345	23,170	24,466	25,171	25,564
Peel (R.M.)	150,765	184,528	222,346	254,921	283,575
Peterborough	36,275	38,854	41,973	44,107	45,615
Simcoe	74,865	82,607	92,172	99,194	104,994
Toronto (M.M.)	776,380	844,640	885,621	904,343	915,077
Victoria	17,105	18,071	19,578	20,790	21,835
Waterloo (R.M.)	104,465	120,040	135,219	147,960	159,159
Wellington	43,655	49,228	55,021	59,612	63,584
York (R.M.)	76,735	101,987	132,533	160,221	185,531
Southwestern Ontario	443,245	474,949	506,131	528,720	545,917
Bruce	20,340	21,275	22,455	23,392	24,339
Elgin	23,490	24,544	25,800	26,710	27,278
Essex	107,430	114,270	120,678	125,008	127,881
Grey	26,140	26,624	27,766	28,654	29,243
Huron	18,875	19,126	19,467	19,632	19,622
Kent	36,690	38,490	40,021	40,939	41,528
Lambton	42,455	46,179	49,608	52,190	54,105
Middlesex	116,440	130,274	143,191	153,149	161,379
Oxford	28,815	30,656	32,650	34,010	35,065
Perth	22,570	23,511	24,494	25,036	25,478
Northeastern Ontario	188,705	199,844	211,173	217,456	222,416
Algoma	42,810	48,809	54,858	59,644	63,651
Cochrane	30,575	33,280	35,756	37,541	39,129
Manitoulin	3,480	3,397	3,387	3,388	3,388
Nipissing	26,150	26,833	27,454	27,199	26,763
Parry Sound	11,715	11,954	12,778	13,249	13,621
Sudbury	59,840	61,550	63,074	62,864	62,654
Timiskaming	14,135	14,021	13,866	13,571	13,210
Northwestern Ontario	77,795	85,482	92,749	98,534	103,536
Kenora	18,265	20,057	21,654	23,137	24,400
Rainy River	7,645	7,716	7,702	7,578	7,497
Thunder Bay	51,885	57,709	63,393	67,819	71,640

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.2.2
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,286,176	3,606,928	3,867,039	4,090,498
Eastern Ontario	416,625	452,686	488,483	513,956	534,702
Dundas	6,290	6,280	6,288	6,264	6,156
Frontenac	38,080	40,846	42,765	43,741	44,336
Glengarry	6,475	6,461	6,702	6,815	6,835
Grenville	9,195	9,717	10,556	11,174	11,597
Hastings	37,060	38,932	40,659	41,504	41,898
Lanark	15,750	16,467	17,617	18,432	19,075
Leeds	18,925	19,924	21,219	22,131	22,775
Lennox & Addington	10,750	10,367	10,010	9,605	9,161
Ottawa-Carleton (R.M.)	200,495	226,979	252,388	272,487	290,095
Prescott	9,640	10,604	11,794	12,588	13,224
Prince Edward	7,610	7,750	8,066	8,192	8,190
Renfrew	28,710	29,561	30,325	30,284	30,055
Russell	6,570	7,217	8,081	8,838	9,514
Stormont	21,075	21,580	22,013	21,902	21,791
Central Ontario	1,843,445	2,073,215	2,306,511	2,502,485	2,673,629
Brant	36,085	39,364	43,153	46,091	48,584
Dufferin	9,805	11,279	13,194	14,946	16,512
Durham (R.M.)	90,640	111,510	136,251	159,397	181,121
Haldimand-Norfolk (R.M.)	30,110	32,807	36,231	38,909	41,170
Haliburton	4,225	4,343	4,611	4,820	4,959
Halton (R.M.)	81,575	101,477	125,332	149,173	171,376
Hamilton-Wentworth (R.M.)	147,205	159,092	169,291	176,574	181,856
Muskoka (D.M.)	13,715	14,347	15,419	16,121	16,755
Niagara (R.M.)	127,495	135,869	145,042	151,453	155,572
Northumberland	22,345	23,170	24,497	25,268	25,732
Peel (R.M.)	150,765	184,528	223,212	257,694	288,558
Peterborough	36,275	38,854	42,034	44,303	45,967
Simcoe	74,865	82,607	92,323	99,681	105,872
Toronto (M.M.)	776,380	844,640	891,458	922,707	947,361
Victoria	17,105	18,071	19,595	20,844	21,939
Waterloo (R.M.)	104,465	120,040	135,829	149,896	162,594
Wellington	43,655	49,228	55,184	60,133	64,516
York (R.M.)	76,735	101,987	133,854	164,475	193,185
Southwestern Ontario	443,245	474,949	507,614	533,390	554,105
Bruce	20,340	21,275	22,486	23,491	24,509
Elgin	23,490	24,544	25,852	26,877	27,566
Essex	107,430	114,270	121,162	126,522	130,533
Grey	26,140	26,624	27,803	28,769	29,445
Huron	18,875	19,126	19,497	19,731	19,792
Kent	36,690	38,490	40,122	41,254	42,072
Lambton	42,455	46,179	49,749	52,626	54,867
Middlesex	116,440	130,274	143,673	154,680	164,086
Oxford	28,815	30,656	32,726	34,251	35,487
Perth	22,570	23,511	24,544	25,190	25,748
Northeastern Ontario	188,705	199,844	211,430	218,222	223,726
Algoma	42,810	48,809	54,948	59,930	64,160
Cochrane	30,575	33,280	35,801	37,670	39,349
Manitoulin	3,480	3,397	3,389	3,389	3,391
Nipissing	26,150	26,833	27,489	27,304	26,934
Parry Sound	11,715	11,954	12,787	13,275	13,672
Sudbury	59,840	61,550	63,141	63,050	62,959
Timiskaming	14,135	14,021	13,875	13,603	13,260
Northwestern Ontario	77,795	85,482	92,890	98,985	104,337
Kenora	18,265	20,057	21,669	23,182	24,476
Rainy River	7,645	7,716	7,717	7,621	7,571
Thunder Bay	51,885	57,709	63,504	68,182	72,290

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.2.3
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,286,176	3,623,069	3,918,104	4,180,892
Eastern Ontario	416,625	452,686	489,977	518,654	542,993
Dundas	6,290	6,280	6,296	6,287	6,196
Frontenac	38,080	40,846	42,877	44,090	44,948
Glengarry	6,475	6,461	6,708	6,831	6,861
Grenville	9,195	9,717	10,570	11,224	11,685
Hastings	37,060	38,932	40,739	41,746	42,319
Lanark	15,750	16,467	17,634	18,489	19,178
Leeds	18,925	19,924	21,247	22,221	22,938
Lennox & Addington	10,750	10,367	10,011	9,603	9,154
Ottawa-Carleton (R.M.)	200,495	226,979	253,502	276,011	296,335
Prescott	9,640	10,604	11,807	12,632	13,303
Prince Edward	7,610	7,750	8,075	8,218	8,239
Renfrew	28,710	29,561	30,369	30,416	30,280
Russell	6,570	7,217	8,083	8,845	9,527
Stormont	21,075	21,580	22,058	22,040	22,030
Central Ontario	1,843,445	2,073,215	2,319,277	2,542,961	2,745,422
Brant	36,085	39,364	43,257	46,429	49,182
Dufferin	9,805	11,279	13,214	15,011	16,634
Durham (R.M.)	90,640	111,510	137,471	163,294	188,073
Haldimand-Norfolk (R.M.)	30,110	32,807	36,272	39,039	41,411
Haliburton	4,225	4,343	4,616	4,826	4,975
Halton (R.M.)	81,575	101,477	126,610	153,264	178,705
Hamilton-Wentworth (R.M.)	147,205	159,092	169,924	178,567	185,363
Muskoka (D.M.)	13,715	14,347	15,429	16,160	16,830
Niagara (R.M.)	127,495	135,869	145,436	152,691	157,747
Northumberland	22,345	23,170	24,526	25,363	25,900
Peel (R.M.)	150,765	184,528	224,077	260,464	293,540
Peterborough	36,275	38,854	42,096	44,499	46,318
Simcoe	74,865	82,607	92,474	100,169	106,746
Toronto (M.M.)	776,380	844,640	897,297	941,072	979,645
Victoria	17,105	18,071	19,610	20,896	22,039
Waterloo (R.M.)	104,465	120,040	136,440	151,832	166,028
Wellington	43,655	49,228	55,350	60,657	65,450
York (R.M.)	76,735	101,987	135,176	168,728	200,837
Southwestern Ontario	443,245	474,949	509,103	538,058	562,302
Bruce	20,340	21,275	22,516	23,588	24,680
Elgin	23,490	24,544	25,905	27,040	27,856
Essex	107,430	114,270	121,646	128,037	133,183
Grey	26,140	26,624	27,841	28,885	29,648
Huron	18,875	19,126	19,532	19,831	19,963
Kent	36,690	38,490	40,223	41,569	42,620
Lambton	42,455	46,179	49,886	53,060	55,632
Middlesex	116,440	130,274	144,157	156,210	166,791
Oxford	28,815	30,656	32,802	34,490	35,909
Perth	22,570	23,511	24,594	25,348	26,018
Northeastern Ontario	188,705	199,844	211,683	218,994	225,038
Algoma	42,810	48,809	55,036	60,215	64,672
Cochrane	30,575	33,280	35,844	37,800	39,573
Manitoulin	3,480	3,397	3,390	3,393	3,396
Nipissing	26,150	26,833	27,526	27,407	27,106
Parry Sound	11,715	11,954	12,795	13,303	13,720
Sudbury	59,840	61,550	63,204	63,241	63,264
Timiskaming	14,135	14,021	13,888	13,634	13,307
Northwestern Ontario	77,795	85,482	93,030	99,438	105,137
Kenora	18,265	20,057	21,683	23,228	24,555
Rainy River	7,645	7,716	7,730	7,666	7,644
Thunder Bay	51,885	57,709	63,617	68,543	72,938

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.2.4
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,286,178	3,590,774	3,815,922	4,002,244
Eastern Ontario	416,625	452,683	486,967	509,205	526,650
Dundas	6,290	6,280	6,277	6,236	6,110
Frontenac	38,080	40,845	42,646	43,376	43,732
Glengarry	6,475	6,461	6,696	6,797	6,805
Grenville	9,195	9,717	10,540	11,124	11,517
Hastings	37,060	38,931	40,578	41,247	41,479
Lanark	15,750	16,467	17,598	18,380	18,989
Leeds	18,925	19,924	21,190	22,040	22,628
Lennox & Addington	10,750	10,367	10,003	9,595	9,155
Ottawa-Carleton (R.M.)	200,495	226,980	251,284	268,984	284,069
Prescott	9,640	10,604	11,780	12,544	13,154
Prince Edward	7,610	7,750	8,056	8,163	8,143
Renfrew	28,710	29,561	30,276	30,135	29,814
Russell	6,570	7,217	8,080	8,833	9,511
Stormont	21,075	21,579	21,962	21,750	21,545
Central Ontario	1,843,445	2,073,225	2,293,808	2,462,157	2,603,429
Brant	36,085	39,364	43,048	45,759	48,025
Dufferin	9,805	11,279	13,176	14,888	16,415
Durham (R.M.)	90,640	111,514	135,056	155,573	174,389
Haldimand-Norfolk (R.M.)	30,110	32,807	36,194	38,786	40,969
Haliburton	4,225	4,343	4,610	4,814	4,954
Halton (R.M.)	81,575	101,481	124,080	145,158	164,263
Hamilton-Wentworth (R.M.)	147,205	159,092	168,646	174,551	178,400
Muskoka (D.M.)	13,715	14,347	15,408	16,088	16,699
Niagara (R.M.)	127,495	135,867	144,640	150,194	153,425
Northumberland	22,345	23,170	24,466	25,170	25,574
Peel (R.M.)	150,765	184,533	222,400	255,054	283,955
Peterborough	36,275	38,854	41,977	44,116	45,652
Simcoe	74,865	82,610	92,182	99,216	105,085
Toronto (M.M.)	776,380	844,628	885,507	904,013	914,921
Victoria	17,105	18,071	19,581	20,800	21,864
Waterloo (R.M.)	104,465	120,041	135,226	147,984	159,317
Wellington	43,655	49,228	55,025	59,621	63,646
York (R.M.)	76,735	101,993	132,587	160,373	185,876
Southwestern Ontario	443,245	474,947	506,114	528,662	546,151
Bruce	20,340	21,275	22,455	23,390	24,352
Elgin	23,490	24,544	25,798	26,705	27,284
Essex	107,430	114,269	120,665	124,968	127,877
Grey	26,140	26,624	27,767	28,656	29,261
Huron	18,875	19,126	19,464	19,625	19,620
Kent	36,690	38,489	40,014	40,924	41,529
Lambton	42,455	46,179	49,607	52,184	54,124
Middlesex	116,440	130,275	143,201	153,174	161,546
Oxford	28,815	30,656	32,648	34,008	35,078
Perth	22,570	23,511	24,494	25,029	25,480
Northeastern Ontario	188,705	199,840	211,137	217,365	222,399
Algoma	42,810	48,810	54,860	59,651	63,706
Cochrane	30,575	33,279	35,753	37,530	39,140
Manitoulin	3,480	3,397	3,385	3,386	3,386
Nipissing	26,150	26,831	27,445	27,176	26,739
Parry Sound	11,715	11,954	12,780	13,253	13,634
Sudbury	59,840	61,548	63,051	62,807	62,593
Timiskaming	14,135	14,020	13,863	13,562	13,202
Northwestern Ontario	77,795	85,482	92,747	98,534	103,614
Kenora	18,265	20,057	21,653	23,131	24,411
Rainy River	7,645	7,716	7,698	7,573	7,492
Thunder Bay	51,885	57,709	63,396	67,830	71,711

Note: 1. Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44, 45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.2.5
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,286,178	3,606,915	3,867,018	4,092,629
Eastern Ontario	416,625	452,683	488,472	513,909	534,934
Dundas	6,290	6,280	6,288	6,261	6,150
Frontenac	38,080	40,845	42,760	43,725	44,340
Glengarry	6,475	6,461	6,702	6,813	6,835
Grenville	9,195	9,717	10,556	11,174	11,603
Hastings	37,060	38,931	40,657	41,490	41,897
Lanark	15,750	16,467	17,618	18,436	19,091
Leeds	18,925	19,924	21,219	22,131	22,790
Lennox & Addington	10,750	10,367	10,006	9,594	9,147
Ottawa-Carleton (R.M.)	200,495	226,980	252,397	272,507	290,310
Prescott	9,640	10,604	11,795	12,589	13,233
Prince Edward	7,610	7,750	8,065	8,191	8,193
Renfrew	28,710	29,561	30,321	30,268	30,039
Russell	6,570	7,217	8,082	8,841	9,522
Stormont	21,075	21,579	22,007	21,889	21,783
Central Ontario	1,843,445	2,073,225	2,306,571	2,502,652	2,675,215
Brant	36,085	39,364	43,154	46,096	48,621
Dufferin	9,805	11,279	13,195	14,952	16,536
Durham (R.M.)	90,640	111,514	136,277	159,471	181,340
Haldimand-Norfolk (R.M.)	30,110	32,807	36,235	38,920	41,209
Haliburton	4,225	4,343	4,614	4,821	4,966
Halton (R.M.)	81,575	101,481	125,354	149,251	171,592
Hamilton-Wentworth (R.M.)	147,205	159,092	169,281	176,545	181,905
Muskoka (D.M.)	13,715	14,347	15,420	16,128	16,773
Niagara (R.M.)	127,495	135,867	145,033	151,433	155,600
Northumberland	22,345	23,170	24,497	25,268	25,743
Peel (R.M.)	150,765	184,533	223,265	257,827	288,939
Peterborough	36,275	38,854	42,037	44,311	46,002
Simcoe	74,865	82,610	92,333	99,706	105,963
Toronto (M.M.)	776,380	844,628	891,344	922,376	947,197
Victoria	17,105	18,071	19,598	20,853	21,965
Waterloo (R.M.)	104,465	120,041	135,839	149,918	162,752
Wellington	43,655	49,228	55,189	60,145	64,579
York (R.M.)	76,735	101,993	133,907	164,630	193,532
Southwestern Ontario	443,245	474,947	507,592	533,336	554,354
Bruce	20,340	21,275	22,485	23,489	24,523
Elgin	23,490	24,544	25,850	26,870	27,573
Essex	107,430	114,269	121,148	126,484	130,531
Grey	26,140	26,624	27,804	28,770	29,465
Huron	18,875	19,126	19,495	19,724	19,794
Kent	36,690	38,489	40,116	41,240	42,075
Lambton	42,455	46,179	49,745	52,621	54,890
Middlesex	116,440	130,275	143,683	154,705	164,252
Oxford	28,815	30,656	32,724	34,247	35,499
Perth	22,570	23,511	24,542	25,185	25,753
Northeastern Ontario	188,705	199,840	211,392	218,133	223,709
Algoma	42,810	48,810	54,950	59,937	64,218
Cochrane	30,575	33,279	35,797	37,660	39,363
Manitoulin	3,480	3,397	3,388	3,389	3,390
Nipissing	26,150	26,831	27,480	27,201	26,909
Parry Sound	11,715	11,954	12,788	13,277	13,682
Sudbury	59,840	61,548	63,117	62,994	62,897
Timiskaming	14,135	14,020	13,873	13,595	13,249
Northwestern Ontario	77,795	85,482	92,888	98,989	104,417
Kenora	18,265	20,057	21,666	23,178	24,489
Rainy River	7,645	7,716	7,715	7,616	7,568
Thunder Bay	51,885	57,709	63,508	68,194	72,360

Note: 1. Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.2.6
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,286,178	3,623,056	3,918,054	4,182,966
Eastern Ontario	416,625	452,683	489,956	518,573	543,128
Dundas	6,290	6,280	6,295	6,282	6,183
Frontenac	38,080	40,845	42,872	44,063	44,914
Glengarry	6,475	6,461	6,708	6,825	6,857
Grenville	9,195	9,717	10,572	11,226	11,694
Hastings	37,060	38,931	40,732	41,721	42,285
Lanark	15,750	16,467	17,634	18,494	19,201
Leeds	18,925	19,924	21,248	22,222	22,957
Lennox & Addington	10,750	10,367	10,005	9,583	9,115
Ottawa-Carleton (R.M.)	200,495	226,980	253,511	276,049	296,605
Prescott	9,640	10,604	11,809	12,638	13,320
Prince Edward	7,610	7,750	8,075	8,218	8,239
Renfrew	28,710	29,561	30,360	30,385	30,227
Russell	6,570	7,217	8,083	8,850	9,539
Stormont	21,075	21,579	22,052	22,018	21,994
Central Ontario	1,843,445	2,073,225	2,319,361	2,543,284	2,747,408
Brant	36,085	39,364	43,260	46,436	49,227
Dufferin	9,805	11,279	13,217	15,026	16,677
Durham (R.M.)	90,640	111,514	137,510	163,436	188,477
Haldimand-Norfolk (R.M.)	30,110	32,807	36,275	39,060	41,474
Haliburton	4,225	4,343	4,617	4,831	4,988
Halton (R.M.)	81,575	101,481	126,641	153,422	179,148
Hamilton-Wentworth (R.M.)	147,205	159,092	169,911	178,514	185,344
Muskoka (D.M.)	13,715	14,347	15,431	16,172	16,863
Niagara (R.M.)	127,495	135,867	145,424	152,651	157,727
Northumberland	22,345	23,170	24,526	25,360	25,907
Peel (R.M.)	150,765	184,533	224,150	260,720	294,241
Peterborough	36,275	38,854	42,099	44,512	46,371
Simcoe	74,865	82,610	92,488	100,214	106,894
Toronto (M.M.)	776,380	844,628	897,136	940,425	978,609
Victoria	17,105	18,071	19,618	20,917	22,093
Waterloo (R.M.)	104,465	120,041	136,451	151,877	166,249
Wellington	43,655	49,228	55,356	60,681	65,543
York (R.M.)	76,735	101,993	135,252	169,028	201,575
Southwestern Ontario	443,245	474,947	509,071	537,943	562,391
Bruce	20,340	21,275	22,515	23,585	24,689
Elgin	23,490	24,544	25,904	27,030	27,850
Essex	107,430	114,269	121,625	127,962	133,081
Grey	26,140	26,624	27,841	28,888	29,672
Huron	18,875	19,126	19,528	19,818	19,944
Kent	36,690	38,489	40,214	41,538	42,580
Lambton	42,455	46,179	49,883	53,048	55,637
Middlesex	116,440	130,275	144,168	156,257	167,016
Oxford	28,815	30,656	32,800	34,482	35,914
Perth	22,570	23,511	24,592	25,334	26,007
Northeastern Ontario	188,705	199,840	211,635	218,814	224,814
Algoma	42,810	48,810	55,041	60,228	64,747
Cochrane	30,575	33,279	35,838	37,780	39,559
Manitoulin	3,480	3,397	3,389	3,389	3,390
Nipissing	26,150	26,831	27,512	27,364	27,030
Parry Sound	11,715	11,954	12,797	13,307	13,740
Sudbury	59,840	61,548	63,176	63,131	63,073
Timiskaming	14,135	14,020	13,882	13,614	13,276
Northwestern Ontario	77,795	85,482	93,032	99,442	105,225
Kenora	18,265	20,057	21,680	23,218	24,555
Rainy River	7,645	7,716	7,727	7,656	7,629
Thunder Bay	51,885	57,709	63,625	68,567	73,042

Note: 1. Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44, 45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)
(PERCENTAGE)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.05	1.79	1.22	0.95
Eastern Ontario	1.67	1.47	0.90	0.67
Dundas	-0.03	.00	-0.13	-0.41
Frontenac	1.41	0.87	0.34	0.16
Glengarry	-0.04	0.72	0.29	0.03
Grenville	1.11	1.64	1.08	0.68
Hastings	0.99	0.83	0.33	0.11
Lanark	0.89	1.34	0.87	0.64
Leeds	1.03	1.24	0.79	0.52
Lennox & Addington	-0.72	-0.70	-0.82	-0.92
Ottawa-Carleton (R.M.)	2.51	2.05	1.37	1.08
Prescott	1.93	2.12	1.26	0.94
Prince Edward	0.37	0.78	0.26	-0.05
Renfrew	0.59	0.48	-0.09	-0.22
Russell	1.90	2.28	1.80	1.48
Stormont	0.48	0.35	-0.19	-0.19
Central Ontario	2.38	2.04	1.43	1.11
Brant	1.75	1.80	1.23	0.96
Dufferin	2.84	3.15	2.47	1.96
Durham (R.M.)	4.23	3.90	2.86	2.29
Haldimand-Norfolk (R.M.)	1.73	1.98	1.39	1.09
Haliburton	0.55	1.20	0.87	0.55
Halton (R.M.)	4.46	4.10	3.18	2.49
Hamilton-Wentworth (R.M.)	1.57	1.17	0.69	0.43
Muskoka (D.M.)	0.90	1.44	0.86	0.73
Niagara (R.M.)	1.28	1.26	0.76	0.42
Northumberland	0.73	1.09	0.57	0.31
Peel (R.M.)	4.12	3.80	2.77	2.15
Peterborough	1.38	1.56	1.00	0.67
Simcoe	1.99	2.22	1.48	1.14
Toronto (M.M.)	1.70	0.95	0.42	0.24
Victoria	1.11	1.61	1.21	0.99
Waterloo (R.M.)	2.82	2.41	1.82	1.47
Wellington	2.43	2.25	1.62	1.30
York (R.M.)	5.85	5.38	3.87	2.98
Southwestern Ontario	1.39	1.28	0.88	0.64
Bruce	0.90	1.09	0.82	0.80
Elgin	0.88	1.00	0.70	0.42
Essex	1.24	1.10	0.71	0.46
Grey	0.37	0.84	0.63	0.41
Huron	0.26	0.35	0.17	-0.01
Kent	0.96	0.78	0.45	0.29
Lambton	1.70	1.44	1.02	0.72
Middlesex	2.27	1.91	1.35	1.05
Oxford	1.25	1.27	0.82	0.61
Perth	0.82	0.82	0.44	0.35
Northeastern Ontario	1.15	1.11	0.59	0.45
Algoma	2.66	2.36	1.69	1.31
Cochrane	1.71	1.45	0.98	0.83
Manitoulin	-0.48	-0.06	0.01	.00
Nipissing	0.52	0.46	-0.19	-0.32
Parry Sound	0.41	1.34	0.73	0.56
Sudbury	0.57	0.49	-0.07	-0.07
Timiskaming	-0.16	-0.22	-0.43	-0.54
Northwestern Ontario	1.90	1.65	1.22	1.00
Kenora	1.89	1.54	1.33	1.07
Rainy River	0.19	-0.04	-0.32	-0.22
Thunder Bay	2.15	1.90	1.36	1.10

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.3.2
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(PERCENTAGE)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.05	1.88	1.40	1.13
Eastern Ontario	1.67	1.53	1.02	0.79
Dundas	-0.03	0.03	-0.08	-0.35
Frontenac	1.41	0.92	0.45	0.27
Glengarry	-0.04	0.74	0.33	0.06
Grenville	1.11	1.67	1.14	0.75
Hastings	0.99	0.87	0.41	0.19
Lanark	0.89	1.36	0.91	0.69
Leeds	1.03	1.27	0.85	0.58
Lennox & Addington	-0.72	-0.70	-0.82	-0.94
Ottawa-Carleton (R.M.)	2.51	2.14	1.54	1.26
Prescott	1.93	2.15	1.31	0.99
Prince Edward	0.37	0.80	0.31	.00
Renfrew	0.59	0.51	-0.03	-0.15
Russell	1.90	2.29	1.81	1.48
Stormont	0.48	0.40	-0.10	-0.10
Central Ontario	2.38	2.16	1.64	1.33
Brant	1.75	1.85	1.33	1.06
Dufferin	2.84	3.19	2.52	2.01
Durham (R.M.)	4.23	4.09	3.19	2.59
Haldimand-Norfolk (R.M.)	1.73	2.01	1.44	1.14
Haliburton	0.55	1.21	0.89	0.57
Halton (R.M.)	4.46	4.31	3.54	2.81
Hamilton-Wentworth (R.M.)	1.57	1.25	0.85	0.59
Muskoka (D.M.)	0.90	1.45	0.89	0.77
Niagara (R.M.)	1.28	1.32	0.87	0.54
Northumberland	0.73	1.12	0.62	0.37
Peel (R.M.)	4.12	3.88	2.91	2.29
Peterborough	1.38	1.59	1.06	0.74
Simcoe	1.99	2.25	1.55	1.21
Toronto (M.M.)	1.70	1.08	0.69	0.53
Victoria	1.11	1.63	1.24	1.03
Waterloo (R.M.)	2.82	2.50	1.99	1.64
Wellington	2.43	2.31	1.73	1.42
York (R.M.)	5.85	5.59	4.21	3.27
Southwestern Ontario	1.39	1.34	1.00	0.76
Bruce	0.90	1.11	0.88	0.85
Elgin	0.88	1.04	0.78	0.51
Essex	1.24	1.18	0.87	0.63
Grey	0.37	0.87	0.69	0.47
Huron	0.26	0.38	0.24	0.06
Kent	0.96	0.83	0.56	0.39
Lambton	1.70	1.50	1.13	0.84
Middlesex	2.27	1.98	1.49	1.19
Oxford	1.25	1.32	0.92	0.71
Perth	0.82	0.86	0.52	0.44
Northeastern Ontario	1.15	1.13	0.63	0.50
Algoma	2.66	2.40	1.75	1.37
Cochrane	1.71	1.47	1.02	0.88
Manitoulin	-0.48	-0.05	.00	0.01
Nipissing	0.52	0.48	-0.14	-0.27
Parry Sound	0.41	1.36	0.75	0.59
Sudbury	0.57	0.51	-0.03	-0.03
Timiskaming	-0.16	-0.21	-0.40	-0.51
Northwestern Ontario	1.90	1.68	1.28	1.06
Kenora	1.89	1.56	1.36	1.09
Rainy River	0.19	.00	-0.25	-0.13
Thunder Bay	2.15	1.93	1.43	1.18

Note: 1. Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)
(PERCENTAGE)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.05	1.97	1.58	1.31
Eastern Ontario	1.67	1.60	1.14	0.92
Dundas	-0.03	0.05	-0.03	-0.29
Frontenac	1.41	0.98	0.56	0.39
Glengarry	-0.04	0.75	0.36	0.09
Grenville	1.11	1.70	1.21	0.81
Hastings	0.99	0.91	0.49	0.27
Lanark	0.89	1.38	0.95	0.73
Leeds	1.03	1.29	0.90	0.64
Lennox & Addington	-0.72	-0.70	-0.83	-0.95
Ottawa-Carleton (R.M.)	2.51	2.23	1.72	1.43
Prescott	1.93	2.17	1.36	1.04
Prince Edward	0.37	0.83	0.35	0.05
Renfrew	0.59	0.54	0.03	-0.09
Russell	1.90	2.29	1.82	1.50
Stormont	0.48	0.44	-0.02	-0.01
Central Ontario	2.38	2.27	1.86	1.54
Brant	1.75	1.90	1.43	1.16
Dufferin	2.84	3.22	2.58	2.08
Durham (R.M.)	4.23	4.27	3.50	2.87
Haldimand-Norfolk (R.M.)	1.73	2.03	1.48	1.19
Haliburton	0.55	1.23	0.90	0.61
Halton (R.M.)	4.46	4.52	3.89	3.12
Hamilton-Wentworth (R.M.)	1.57	1.33	1.00	0.75
Muskoka (D.M.)	0.90	1.46	0.93	0.82
Niagara (R.M.)	1.28	1.37	0.98	0.65
Northumberland	0.73	1.14	0.67	0.42
Peel (R.M.)	4.12	3.96	3.06	2.42
Peterborough	1.38	1.62	1.12	0.80
Simcoe	1.99	2.28	1.61	1.28
Toronto (M.M.)	1.70	1.22	0.96	0.81
Victoria	1.11	1.65	1.28	1.07
Waterloo (R.M.)	2.82	2.59	2.16	1.80
Wellington	2.43	2.37	1.85	1.53
York (R.M.)	5.85	5.80	4.53	3.55
Southwestern Ontario	1.39	1.40	1.11	0.89
Bruce	0.90	1.14	0.93	0.91
Elgin	0.88	1.09	0.86	0.60
Essex	1.24	1.26	1.03	0.79
Grey	0.37	0.90	0.74	0.52
Huron	0.26	0.42	0.30	0.13
Kent	0.96	0.88	0.66	0.50
Lambton	1.70	1.56	1.24	0.95
Middlesex	2.27	2.05	1.62	1.32
Oxford	1.25	1.36	1.01	0.81
Perth	0.82	0.91	0.61	0.52
Northeastern Ontario	1.15	1.16	0.68	0.55
Algoma	2.66	2.43	1.81	1.44
Cochrane	1.71	1.50	1.07	0.92
Manitoulin	-0.48	-0.05	0.02	0.01
Nipissing	0.52	0.51	-0.09	-0.22
Parry Sound	0.41	1.37	0.78	0.62
Sudbury	0.57	0.53	0.01	0.01
Timiskaming	-0.16	-0.19	-0.37	-0.48
Northwestern Ontario	1.90	1.71	1.34	1.12
Kenora	1.89	1.57	1.39	1.12
Rainy River	0.19	0.04	-0.17	-0.06
Thunder Bay	2.15	1.97	1.50	1.25

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)
(PERCENTAGE)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.05	1.79	1.22	0.96
Eastern Ontario	1.67	1.47	0.90	0.68
Dundas	-0.03	-0.01	-0.13	-0.41
Frontenac	1.41	0.87	0.34	0.16
Glengarry	-0.04	0.72	0.30	0.03
Grenville	1.11	1.64	1.08	0.70
Hastings	0.99	0.83	0.33	0.11
Lanark	0.89	1.34	0.87	0.65
Leeds	1.03	1.24	0.79	0.53
Lennox & Addington	-0.72	-0.71	-0.83	-0.94
Ottawa-Carleton (R.M.)	2.51	2.06	1.37	1.10
Prescott	1.93	2.13	1.26	0.95
Prince Edward	0.37	0.78	0.26	-0.05
Renfrew	0.59	0.48	-0.09	-0.21
Russell	1.90	2.28	1.80	1.49
Stormont	0.47	0.35	-0.19	-0.19
Central Ontario	2.38	2.04	1.43	1.12
Brant	1.75	1.80	1.23	0.97
Dufferin	2.84	3.16	2.47	1.97
Durham (R.M.)	4.23	3.91	2.87	2.31
Haldimand-Norfolk (R.M.)	1.73	1.98	1.39	1.10
Haliburton	0.55	1.20	0.87	0.57
Halton (R.M.)	4.46	4.10	3.19	2.50
Hamilton-Wentworth (R.M.)	1.57	1.17	0.69	0.44
Muskoka (D.M.)	0.90	1.44	0.87	0.75
Niagara (R.M.)	1.28	1.26	0.76	0.43
Northumberland	0.73	1.09	0.57	0.32
Peel (R.M.)	4.12	3.80	2.78	2.17
Peterborough	1.38	1.56	1.00	0.69
Simcoe	1.99	2.22	1.48	1.16
Toronto (M.M.)	1.70	0.95	0.41	0.24
Victoria	1.11	1.62	1.22	1.00
Waterloo (R.M.)	2.82	2.41	1.82	1.49
Wellington	2.43	2.25	1.62	1.32
York (R.M.)	5.86	5.39	3.88	3.00
Southwestern Ontario	1.39	1.28	0.88	0.65
Bruce	0.90	1.09	0.82	0.81
Elgin	0.88	1.00	0.69	0.43
Essex	1.24	1.10	0.70	0.46
Grey	0.37	0.84	0.63	0.42
Huron	0.26	0.35	0.16	.00
Kent	0.96	0.78	0.45	0.29
Lambton	1.70	1.44	1.02	0.73
Middlesex	2.27	1.91	1.36	1.07
Oxford	1.25	1.27	0.82	0.62
Perth	0.82	0.82	0.43	0.36
Northeastern Ontario	1.15	1.11	0.58	0.46
Algoma	2.66	2.36	1.69	1.32
Cochrane	1.71	1.44	0.98	0.84
Manitoulin	-0.48	-0.07	.00	.00
Nipissing	0.52	0.45	-0.20	-0.32
Parry Sound	0.41	1.35	0.73	0.57
Sudbury	0.56	0.48	-0.08	-0.07
Timiskaming	-0.16	-0.23	-0.44	-0.54
Northwestern Ontario	1.90	1.64	1.22	1.01
Kenora	1.89	1.54	1.33	1.08
Rainy River	0.19	-0.05	-0.33	-0.22
Thunder Bay	2.15	1.90	1.36	1.12

Note: 1. Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(PERCENTAGE)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.05	1.88	1.40	1.14
Eastern Ontario	1.67	1.53	1.02	0.81
Dundas	-0.03	0.03	-0.09	-0.36
Frontenac	1.41	0.92	0.45	0.28
Glengarry	-0.04	0.74	0.33	0.06
Grenville	1.11	1.67	1.14	0.76
Hastings	0.99	0.87	0.41	0.20
Lanark	0.89	1.36	0.91	0.70
Leeds	1.03	1.27	0.85	0.59
Lennox & Addington	-0.72	-0.71	-0.84	-0.95
Ottawa-Carleton (R.M.)	2.5[illegible]	2.15	1.55	1.27
Prescott	1.93	2.15	1.31	1.00
Prince Edward	0.37	0.80	0.31	0.01
Renfrew	0.59	0.51	-0.03	-0.15
Russell	1.90	2.29	1.81	1.50
Stormont	0.47	0.39	-0.11	-0.10
Central Ontario	2.38	2.16	1.65	1.34
Brant	1.75	1.86	1.33	1.07
Dufferin	2.84	3.19	2.53	2.03
Durham (R.M.)	4.23	4.09	3.19	2.60
Haldimand-Norfolk (R.M.)	1.73	2.01	1.44	1.15
Haliburton	0.55	1.22	0.88	0.59
Halton (R.M.)	4.46	4.32	3.55	2.83
Hamilton-Wentworth (R.M.)	1.57	1.25	0.84	0.60
Muskoka (D.M.)	0.90	1.45	0.90	0.79
Niagara (R.M.)	1.28	1.31	0.87	0.54
Northumberland	0.73	1.12	0.62	0.37
Peel (R.M.)	4.12	3.88	2.92	2.30
Peterborough	1.38	1.59	1.06	0.75
Simcoe	1.99	2.25	1.55	1.22
Toronto (M.M.)	1.70	1.08	0.69	0.53
Victoria	1.11	1.64	1.25	1.04
Waterloo (R.M.)	2.82	2.50	1.99	1.66
Wellington	2.43	2.31	1.73	1.43
York (R.M.)	5.86	5.60	4.22	3.29
Southwestern Ontario	1.39	1.34	0.99	0.78
Bruce	0.90	1.11	0.88	0.87
Elgin	0.88	1.04	0.78	0.52
Essex	1.24	1.18	0.87	0.63
Grey	0.37	0.87	0.69	0.48
Huron	0.26	0.38	0.23	0.07
Kent	0.96	0.83	0.55	0.40
Lambton	1.70	1.50	1.13	0.85
Middlesex	2.27	1.98	1.49	1.20
Oxford	1.25	1.31	0.91	0.72
Perth	0.82	0.86	0.52	0.45
Northeastern Ontario	1.15	1.13	0.63	0.54
Algoma	2.66	2.40	1.75	1.39
Cochrane	1.71	1.47	1.02	0.89
Manitoulin	-0.48	-0.05	.00	0.01
Nipissing	0.52	0.48	-0.15	-0.27
Parry Sound	0.41	1.36	0.75	0.60
Sudbury	0.56	0.50	-0.04	-0.03
Timiskaming	-0.16	-0.21	-0.40	-0.51
Northwestern Ontario	1.90	1.68	1.28	1.07
Kenora	1.89	1.55	1.36	1.11
Rainy River	0.19	.00	-0.26	-0.13
Thunder Bay	2.15	1.93	1.43	1.19

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.3.6
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)
(PERCENTAGE)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.05	1.97	1.58	1.32
Eastern Ontario	1.67	1.60	1.14	0.93
Dundas	-0.03	0.05	-0.04	-0.32
Frontenac	1.41	0.97	0.55	0.38
Glengarry	-0.04	0.75	0.35	0.09
Grenville	1.11	1.70	1.21	0.82
Hastings	0.99	0.91	0.48	0.27
Lanark	0.89	1.38	0.96	0.75
Leeds	1.03	1.30	0.90	0.65
Lennox & Addington	-0.72	-0.71	-0.86	-1.00
Ottawa-Carleton (R.M.)	2.51	2.24	1.72	1.45
Prescott	1.93	2.17	1.37	1.06
Prince Edward	0.37	0.83	0.35	0.05
Renfrew	0.59	0.54	0.02	-0.10
Russell	1.90	2.29	1.83	1.51
Stormont	0.47	0.43	-0.03	-0.02
Central Ontario	2.38	2.27	1.86	1.56
Brant	1.75	1.90	1.43	1.17
Dufferin	2.84	3.22	2.60	2.11
Durham (R.M.)	4.23	4.28	3.51	2.89
Haldimand-Norfolk (R.M.)	1.73	2.03	1.49	1.21
Haliburton	0.55	1.23	0.91	0.64
Halton (R.M.)	4.46	4.53	3.91	3.15
Hamilton-Wentworth (R.M.)	1.57	1.32	0.99	0.75
Muskoka (D.M.)	0.90	1.47	0.94	0.84
Niagara (R.M.)	1.28	1.37	0.97	0.66
Northumberland	0.73	1.14	0.67	0.43
Peel (R.M.)	4.12	3.97	3.07	2.45
Peterborough	1.38	1.62	1.12	0.82
Simcoe	1.99	2.28	1.62	1.30
Toronto (M.M.)	1.70	1.21	0.95	0.80
Victoria	1.11	1.66	1.29	1.10
Waterloo (R.M.)	2.82	2.60	2.17	1.82
Wellington	2.43	2.37	1.85	1.55
York (R.M.)	5.86	5.81	4.56	3.58
Southwestern Ontario	1.39	1.40	1.11	0.89
Bruce	0.90	1.14	0.93	0.92
Elgin	0.88	1.08	0.86	0.60
Essex	1.24	1.26	1.02	0.79
Grey	0.37	0.90	0.74	0.54
Huron	0.26	0.42	0.30	0.13
Kent	0.96	0.88	0.65	0.50
Lambton	1.70	1.56	1.24	0.96
Middlesex	2.27	2.05	1.62	1.34
Oxford	1.25	1.36	1.01	0.82
Perth	0.82	0.90	0.60	0.53
Northeastern Ontario	1.15	1.15	0.67	0.54
Algoma	2.66	2.43	1.82	1.46
Cochrane	1.71	1.49	1.06	0.92
Manitoulin	-0.48	-0.05	.00	.00
Nipissing	0.52	0.50	-0.11	-0.25
Parry Sound	0.41	1.37	0.78	0.64
Sudbury	0.56	0.52	-0.01	-0.02
Timiskaming	-0.16	-0.20	-0.39	-0.50
Northwestern Ontario	1.90	1.71	1.34	1.14
Kenora	1.89	1.57	1.38	1.13
Rainy River	0.19	0.03	-0.19	-0.07
Thunder Bay	2.15	1.97	1.51	1.27

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.4.1
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE LOW FERTILITY, LOW MIGRATION ASSUMPTION

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	63,272	60,921	45,033	36,834
Eastern Ontario	7,212	6,860	4,451	3,434
Dundas	(2)	(0)	(8)	(25)
Frontenac	553	361	148	68
Glengarry	(3)	47	20	2
Grenville	104	165	117	77
Hastings	374	330	135	44
Lanark	143	226	156	119
Leeds	200	253	169	115
Lennox & Addington	(77)	(72)	(81)	(87)
Ottawa-Carleton (R.M.)	5,297	4,859	3,538	2,977
Prescott	193	235	153	120
Prince Edward	28	61	21	(4)
Renfrew	170	144	(26)	(65)
Russell	129	172	150	134
Stormont	101	77	(41)	(42)
Central Ontario	45,954	44,106	33,650	27,968
Brant	656	736	542	447
Dufferin	295	379	342	303
Durham (R.M.)	4,174	4,704	4,094	3,734
Haldimand-Norfolk (R.M.)	539	677	517	430
Haliburton	24	53	41	27
Halton (R.M.)	3,980	4,516	4,205	3,794
Hamilton-Wentworth (R.M.)	2,377	1,913	1,184	754
Muskoka (D.M.)	126	212	135	120
Niagara (R.M.)	1,675	1,756	1,113	636
Northumberland	165	259	141	79
Peel (R.M.)	6,753	7,564	6,515	5,731
Peterborough	516	624	427	302
Simcoe	1,548	1,913	1,404	1,160
Toronto (M.M.)	13,652	8,196	3,744	2,147
Victoria	193	301	242	209
Waterloo (R.M.)	3,115	3,036	2,548	2,240
Wellington	1,115	1,159	918	794
York (R.M.)	5,050	6,109	5,538	5,062
Southwestern Ontario	6,341	6,236	4,518	3,439
Bruce	187	236	187	189
Elgin	211	251	182	114
Essex	1,368	1,282	866	575
Grey	97	228	177	118
Huron	50	68	33	(2)
Kent	360	306	184	118
Lambton	745	686	516	383
Middlesex	2,767	2,583	1,992	1,646
Oxford	368	399	272	211
Perth	188	197	108	88
Northeastern Ontario	2,228	2,266	1,257	992
Algoma	1,200	1,210	957	801
Cochrane	541	495	357	318
Manitoulin	(17)	(2)	0	0
Nipissing	137	124	(51)	(87)
Parry Sound	48	165	94	74
Sudbury	342	305	(42)	(42)
Timiskaming	(23)	(31)	(59)	(72)
Northwestern Ontario	1,537	1,453	1,157	1,000
Kenora	358	319	296	253
Rainy River	14	(3)	(25)	(16)
Thunder Bay	1,165	1,137	885	764

Note: 1. Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44, 45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.4.2
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE LOW FERTILITY, MEDIUM MIGRATION ASSUMPTION

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	63,272	64,150	52,022	44,692
Eastern Ontario	7,212	7,159	5,095	4,149
Dundas	(2)	2	(5)	(22)
Frontenac	553	384	195	119
Glengarry	(3)	48	23	4
Grenville	104	168	124	85
Hastings	374	345	169	79
Lanark	143	230	163	129
Leeds	200	259	182	129
Lennox & Addington	(77)	(71)	(81)	(89)
Ottawa-Carleton (R.M.)	5,297	5,082	4,020	3,522
Prescott	193	238	159	127
Prince Edward	28	63	25	(0)
Renfrew	170	153	(8)	(46)
Russell	129	173	151	135
Stormont	101	87	(22)	(22)
Central Ontario	45,954	46,659	39,195	34,229
Brant	656	758	588	499
Dufferin	295	383	350	313
Durham (R.M.)	4,174	4,948	4,629	4,345
Haldimand-Norfolk (R.M.)	539	685	535	452
Haliburton	24	54	42	28
Halton (R.M.)	3,980	4,771	4,768	4,441
Hamilton-Wentworth (R.M.)	2,377	2,040	1,457	1,056
Muskoka (D.M.)	126	214	140	127
Niagara (R.M.)	1,675	1,834	1,282	824
Northumberland	165	265	154	93
Peel (R.M.)	6,753	7,737	6,896	6,173
Peterborough	516	636	454	333
Simcoe	1,548	1,943	1,472	1,238
Toronto (M.M.)	13,652	9,364	6,250	4,931
Victoria	193	305	250	219
Waterloo (R.M.)	3,115	3,158	2,813	2,540
Wellington	1,115	1,191	990	877
York (R.M.)	5,050	6,373	6,124	5,742
Southwestern Ontario	6,341	6,533	5,155	4,143
Bruce	187	242	201	204
Elgin	211	262	205	138
Essex	1,368	1,378	1,072	802
Grey	97	236	193	135
Huron	50	74	47	12
Kent	360	326	226	164
Lambton	745	714	575	448
Middlesex	2,767	2,680	2,201	1,881
Oxford	368	414	305	247
Perth	188	207	129	112
Northeastern Ontario	2,228	2,317	1,358	1,101
Algoma	1,200	1,223	996	846
Cochrane	541	504	374	336
Manitoulin	(17)	(2)	0	0
Nipissing	137	131	(37)	(74)
Parry Sound	48	166	98	79
Sudbury	342	318	(18)	(18)
Timiskaming	(23)	(29)	(54)	(69)
Northwestern Ontario	1,537	1,481	1,219	1,070
Kenora	358	322	303	259
Rainy River	14	0	(19)	(10)
Thunder Bay	1,165	1,159	935	822

Note: 1. Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44, 45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.4.3
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE LOW FERTILITY, HIGH MIGRATION ASSUMPTION

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	63,272	67,378	59,007	52,558
Eastern Ontario	7,212	7,458	5,735	4,868
Dundas	(2)	3	(2)	(18)
Frontenac	553	406	243	171
Glengarry	(3)	50	25	6
Grenville	104	171	131	92
Hastings	374	361	201	115
Lanark	143	233	171	138
Leeds	200	265	195	144
Lennox & Addington	(77)	(71)	(82)	(90)
Ottawa-Carleton (R.M.)	5,297	5,304	4,502	4,065
Prescott	193	241	165	134
Prince Edward	28	65	29	4
Renfrew	170	162	9	(27)
Russell	129	173	152	136
Stormont	101	96	(4)	(2)
Central Ontario	45,954	49,212	44,737	40,492
Brant	656	778	634	551
Dufferin	295	387	359	325
Durham (R.M.)	4,174	5,192	5,165	4,956
Haldimand-Norfolk (R.M.)	539	693	553	474
Haliburton	24	55	42	30
Halton (R.M.)	3,980	5,027	5,331	5,088
Hamilton-Wentworth (R.M.)	2,377	2,166	1,729	1,359
Muskoka (D.M.)	126	216	146	134
Niagara (R.M.)	1,675	1,913	1,451	1,011
Northumberland	165	271	167	107
Peel (R.M.)	6,753	7,910	7,277	6,615
Peterborough	516	648	481	364
Simcoe	1,548	1,973	1,539	1,315
Toronto (M.M.)	13,652	10,531	8,755	7,715
Victoria	193	308	257	229
Waterloo (R.M.)	3,115	3,280	3,078	2,839
Wellington	1,115	1,224	1,061	959
York (R.M.)	5,050	6,638	6,710	6,422
Southwestern Ontario	6,341	6,831	5,791	4,849
Bruce	187	248	214	218
Elgin	211	272	227	163
Essex	1,368	1,475	1,278	1,029
Grey	97	243	209	153
Huron	50	81	60	26
Kent	360	347	269	210
Lambton	745	741	635	514
Middlesex	2,767	2,777	2,411	2,116
Oxford	368	429	338	284
Perth	188	217	151	134
Northeastern Ontario	2,228	2,368	1,462	1,209
Algoma	1,200	1,246	1,036	892
Cochrane	541	513	391	354
Manitoulin	(17)	(2)	1	0
Nipissing	137	139	(24)	(60)
Parry Sound	48	168	102	83
Sudbury	342	331	7	5
Timiskaming	(23)	(27)	(51)	(65)
Northwestern Ontario	1,537	1,510	1,281	1,140
Kenora	358	325	309	265
Rainy River	14	3	(13)	(4)
Thunder Bay	1,165	1,182	985	879

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.4.4
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE MEDIUM FERTILITY, LOW MIGRATION ASSUMPTION

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	63,273	60,919	45,030	37,264
Eastern Ontario	7,212	6,857	4,447	3,489
Dundas	(2)	(0)	(8)	(25)
Frontenac	553	360	146	71
Glengarry	(3)	47	20	2
Grenville	104	165	117	79
Hastings	374	329	134	46
Lanark	143	226	156	122
Leeds	200	253	170	117
Lennox & Addington	(77)	(73)	(82)	(88)
Ottawa-Carleton (R.M.)	5,297	4,861	3,540	3,017
Prescott	193	235	153	122
Prince Edward	28	61	21	(4)
Renfrew	170	143	(28)	(64)
Russell	129	172	151	136
Stormont	101	77	(42)	(41)
Central Ontario	45,956	44,117	33,670	28,254
Brant	656	737	542	453
Dufferin	295	379	342	305
Durham (R.M.)	4,175	4,708	4,103	3,763
Haldimand-Norfolk (R.M.)	539	677	518	437
Haliburton	24	53	41	28
Halton (R.M.)	3,981	4,520	4,216	3,821
Hamilton-Wentworth (R.M.)	2,377	1,911	1,181	770
Muskoka (D.M.)	126	212	136	122
Niagara (R.M.)	1,674	1,755	1,111	646
Northumberland	165	259	141	81
Peel (R.M.)	6,754	7,573	6,531	5,780
Peterborough	516	624	428	307
Simcoe	1,549	1,914	1,407	1,174
Toronto (M.M.)	13,650	8,176	3,701	2,182
Victoria	193	302	244	213
Waterloo (R.M.)	3,115	3,037	2,552	2,267
Wellington	1,115	1,159	919	805
York (R.M.)	5,052	6,119	5,557	5,101
Southwestern Ontario	6,340	6,233	4,510	3,498
Bruce	187	236	187	193
Elgin	211	251	181	116
Essex	1,368	1,279	860	582
Grey	97	229	178	121
Huron	50	68	32	(1)
Kent	360	305	182	121
Lambton	745	686	515	388
Middlesex	2,767	2,585	1,995	1,674
Oxford	368	398	272	214
Perth	188	197	107	90
Northeastern Ontario	2,227	2,259	1,246	1,007
Algoma	1,200	1,210	958	811
Cochrane	541	495	356	322
Manitoulin	(17)	(2)	0	0
Nipissing	136	123	(54)	(87)
Parry Sound	48	165	94	76
Sudbury	342	301	(49)	(43)
Timiskaming	(23)	(32)	(60)	(72)
Northwestern Ontario	1,537	1,453	1,157	1,016
Kenora	358	319	296	256
Rainy River	14	(4)	(25)	(16)
Thunder Bay	1,165	1,137	887	776

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.4.5
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE MEDIUM FERTILITY, MEDIUM MIGRATION ASSUMPTION

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	63,273	64,147	52,021	45,122
Eastern Ontario	7,212	7,158	5,087	4,205
Dundas	(2)	2	(5)	(22)
Frontenac	553	383	193	123
Glengarry	(3)	48	22	4
Grenville	104	168	124	86
Hastings	374	345	167	82
Lanark	143	230	164	131
Leeds	200	259	182	132
Lennox & Addington	(77)	(72)	(82)	(90)
Ottawa-Carleton (R.M.)	5,297	5,083	4,022	3,561
Prescott	193	238	159	129
Prince Edward	28	63	25	0
Renfrew	170	152	(11)	(46)
Russell	129	173	152	136
Stormont	101	86	(24)	(21)
Central Ontario	45,956	46,669	39,216	34,513
Brant	656	758	589	505
Dufferin	295	383	352	317
Durham (R.M.)	4,175	4,953	4,639	4,374
Haldimand-Norfolk (R.M.)	539	686	537	458
Haliburton	24	54	41	29
Halton (R.M.)	3,981	4,775	4,779	4,468
Hamilton-Wentworth (R.M.)	2,377	2,038	1,453	1,072
Muskoka (D.M.)	126	215	142	129
Niagara (R.M.)	1,674	1,833	1,280	833
Northumberland	165	265	154	95
Peel (R.M.)	6,754	7,746	6,913	6,222
Peterborough	516	637	455	338
Simcoe	1,549	1,945	1,475	1,251
Toronto (M.M.)	13,650	9,343	6,206	4,964
Victoria	193	305	251	222
Waterloo (R.M.)	3,115	3,160	2,816	2,567
Wellington	1,115	1,192	991	887
York (R.M.)	5,052	6,383	6,145	5,780
Southwestern Ontario	6,340	6,529	5,149	4,204
Bruce	187	242	201	207
Elgin	211	261	204	141
Essex	1,368	1,376	1,067	810
Grey	97	236	193	139
Huron	50	74	46	14
Kent	360	325	225	167
Lambton	745	713	575	454
Middlesex	2,767	2,682	2,205	1,909
Oxford	368	414	305	250
Perth	188	206	129	114
Northeastern Ontario	2,227	2,310	1,348	1,115
Algoma	1,200	1,228	997	856
Cochrane	541	504	373	341
Manitoulin	(17)	(2)	0	0
Nipissing	136	130	(40)	(74)
Parry Sound	48	167	98	81
Sudbury	342	314	(25)	(19)
Timiskaming	(23)	(30)	(56)	(69)
Northwestern Ontario	1,537	1,481	1,220	1,086
Kenora	358	322	303	262
Rainy River	14	(0)	(20)	(10)
Thunder Bay	1,165	1,160	937	833

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 4.4.6
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE HIGH FERTILITY, HIGH MIGRATION ASSUMPTION

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	63,273	67,376	59,000	52,982
Eastern Ontario	7,212	7,455	5,723	4,911
Dundas	(2)	3	(2)	(20)
Frontenac	553	405	238	170
Glengarry	(3)	49	23	6
Grenville	104	171	131	94
Hastings	374	360	198	113
Lanark	143	233	172	141
Leeds	200	265	195	147
Lennox & Addington	(77)	(72)	(84)	(94)
Ottawa-Carleton (R.M.)	5,297	5,306	4,508	4,111
Prescott	193	241	166	136
Prince Edward	28	65	28	4
Renfrew	170	160	5	(32)
Russell	129	173	153	138
Stormont	101	95	(7)	(5)
Central Ontario	45,956	49,227	44,785	40,825
Brant	656	779	635	558
Dufferin	295	388	362	330
Durham (R.M.)	4,175	5,199	5,185	5,008
Haldimand-Norfolk (R.M.)	539	694	557	483
Haliburton	24	55	43	32
Halton (R.M.)	3,981	5,032	5,356	5,145
Hamilton-Wentworth (R.M.)	2,377	2,164	1,721	1,366
Muskoka (D.M.)	126	217	148	138
Niagara (R.M.)	1,674	1,911	1,445	1,015
Northumberland	165	271	167	109
Peel (R.M.)	6,754	7,923	7,314	6,704
Peterborough	516	649	483	372
Simcoe	1,549	1,975	1,545	1,336
Toronto (M.M.)	13,650	10,501	8,658	7,637
Victoria	193	309	260	235
Waterloo (R.M.)	3,115	3,282	3,065	2,874
Wellington	1,115	1,226	1,065	972
York (R.M.)	5,052	6,652	6,755	6,509
Southwestern Ontario	6,340	6,825	5,774	4,890
Bruce	187	248	214	221
Elgin	211	272	225	164
Essex	1,368	1,471	1,267	1,024
Grey	97	243	209	157
Huron	50	80	58	25
Kent	360	345	265	208
Lambton	745	741	633	518
Middlesex	2,767	2,779	2,418	2,152
Oxford	368	429	336	286
Perth	188	216	148	135
Northeastern Ontario	2,227	2,359	1,436	1,200
Algoma	1,200	1,246	1,037	904
Cochrane	541	512	388	356
Manitoulin	(17)	(2)	(0)	0
Nipissing	136	136	(30)	(67)
Parry Sound	48	169	102	87
Sudbury	342	325	(9)	(12)
Timiskaming	(23)	(28)	(54)	(68)
Northwestern Ontario	1,537	1,510	1,282	1,157
Kenora	358	325	308	267
Rainy River	14	2	(14)	(5)
Thunder Bay	1,165	1,183	989	895

Note: 1.Estimates are based on 1981 Headship Rates by age groups (15-24, 25-44,45-64, 65+) by sex for each county.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.1.1
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	133,402	123,986	122,473	124,802
25-44	1,009,920	1,168,886	1,309,713	1,334,857	1,329,008
45-64	759,660	808,404	868,107	980,554	1,105,849
65+	291,850	333,184	388,939	440,230	478,244
ALL AGES 15+	2,193,060	2,443,875	2,690,745	2,878,115	3,037,903
FEMALES:					
15-24	77,965	87,742	90,421	98,122	109,715
25-44	265,705	361,213	452,155	502,554	532,395
45-64	206,145	236,997	269,447	326,297	395,755
65+	226,940	282,247	349,630	408,417	457,750
ALL AGES 15+	776,755	968,199	1,161,653	1,335,390	1,495,615
TOTALS:					
15-24	209,595	221,144	214,406	220,596	234,517
25-44	1,275,625	1,530,099	1,761,869	1,837,411	1,861,402
45-64	965,805	1,045,401	1,137,554	1,306,851	1,501,604
65+	518,790	615,431	738,569	848,647	935,994
ALL AGES 15+	2,969,815	3,412,074	3,852,398	4,213,505	4,533,518
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.91	3.22	2.91	2.75
25-44	34.01	34.26	34.00	31.68	29.32
45-64	25.58	23.69	22.53	23.27	24.39
65+	9.83	9.76	10.10	10.45	10.55
ALL AGES 15+	73.85	71.62	69.85	68.31	67.01
FEMALES:					
15-24	2.63	2.57	2.35	2.33	2.42
25-44	8.95	10.59	11.74	11.93	11.74
45-64	6.94	6.95	6.99	7.74	8.73
65+	7.64	8.27	9.08	9.69	10.10
ALL AGES 15+	26.15	28.38	30.15	31.69	32.99
TOTALS:					
15-24	7.06	6.48	5.57	5.24	5.17
25-44	42.95	44.84	45.73	43.61	41.06
45-64	32.52	30.64	29.53	31.02	33.12
65+	17.47	18.04	19.17	20.14	20.65
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, weighted by 1961-1981 provincial changes in headship rates by age and sex.
2.Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.1.2
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	133,402	124,828	124,943	128,904
25-44	1,009,920	1,168,886	1,318,488	1,362,728	1,377,404
45-64	759,660	808,404	870,033	986,938	1,118,699
65+	291,850	333,184	389,707	442,762	482,812
ALL AGES 15+	2,193,060	2,443,875	2,703,057	2,917,371	3,107,819
FEMALES:					
15-24	77,965	87,742	91,250	100,674	114,038
25-44	265,705	361,213	455,053	513,122	553,111
45-64	206,145	236,997	270,268	328,994	400,904
65+	226,940	282,247	350,326	410,872	462,602
ALL AGES 15+	776,755	968,199	1,166,897	1,353,662	1,530,655
TOTALS:					
15-24	209,595	221,144	216,078	225,617	242,942
25-44	1,275,625	1,530,099	1,773,542	1,875,850	1,930,514
45-64	965,805	1,045,401	1,140,301	1,315,932	1,519,604
65+	518,790	615,431	740,033	853,634	945,414
ALL AGES 15+	2,969,815	3,412,074	3,869,954	4,271,034	4,638,474
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.91	3.23	2.93	2.78
25-44	34.01	34.26	34.07	31.91	29.70
45-64	25.58	23.69	22.48	23.11	24.12
65+	9.83	9.76	10.07	10.37	10.41
ALL AGES 15+	73.85	71.62	69.85	68.31	67.00
FEMALES:					
15-24	2.63	2.57	2.36	2.36	2.46
25-44	8.95	10.59	11.76	12.01	11.92
45-64	6.94	6.95	6.98	7.70	8.64
65+	7.64	8.27	9.05	9.62	9.97
ALL AGES 15+	26.15	28.38	30.15	31.69	33.00
TOTALS:					
15-24	7.06	6.48	5.58	5.28	5.24
25-44	42.95	44.84	45.83	43.92	41.62
45-64	32.52	30.64	29.47	30.81	32.76
65+	17.47	18.04	19.12	19.99	20.38
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, weighted by 1961-1981 provincial changes in headship rates by age and sex.
2.Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.1.3
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
		NUMBER OF HOUSEHOLDS			
MALES:					
15-24	131,630	133,402	125,670	127,414	133,007
25-44	1,009,920	1,168,886	1,327,254	1,390,588	1,425,786
45-64	759,660	808,404	871,962	993,314	1,131,565
65+	291,850	333,184	390,481	445,290	487,395
ALL AGES 15+	2,193,060	2,443,875	2,715,368	2,956,606	3,177,753
FEMALES:					
15-24	77,965	87,742	92,079	103,227	118,362
25-44	265,705	361,213	457,952	523,687	573,829
45-64	206,145	236,997	271,089	331,693	406,053
65+	226,940	282,247	351,017	413,322	467,443
ALL AGES 15+	776,755	968,199	1,172,137	1,371,929	1,565,687
TOTALS:					
15-24	209,595	221,144	217,750	230,641	251,368
25-44	1,275,625	1,530,099	1,785,206	1,914,275	1,999,615
45-64	965,805	1,045,401	1,143,051	1,325,007	1,537,619
65+	518,790	615,431	741,498	858,612	954,838
ALL AGES 15+	2,969,815	3,412,074	3,887,505	4,328,535	4,743,440
		PERCENTAGE DISTRIBUTION (2)			
MALES:					
15-24	4.43	3.91	3.23	2.94	2.80
25-44	34.01	34.26	34.14	32.13	30.06
45-64	25.58	23.69	22.43	22.95	23.86
65+	9.83	9.76	10.04	10.29	10.28
ALL AGES 15+	73.85	71.62	69.85	68.30	66.99
FEMALES:					
15-24	2.63	2.57	2.37	2.38	2.50
25-44	8.95	10.59	11.78	12.10	12.10
45-64	6.94	6.95	6.97	7.66	8.56
65+	7.64	8.27	9.03	9.55	9.85
ALL AGES 15+	26.15	28.38	30.15	31.70	33.01
TOTALS:					
15-24	7.06	6.48	5.60	5.33	5.30
25-44	42.95	44.84	45.92	44.22	42.16
45-64	32.52	30.64	29.40	30.61	32.42
65+	17.47	18.04	19.07	19.84	20.13
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, weighted by 1961-1981 provincial changes in headship rates by age and sex.
2.Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.1.4
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	133,401	123,983	122,464	126,462
25-44	1,009,920	1,168,886	1,309,719	1,334,873	1,329,044
45-64	759,660	808,401	868,104	980,556	1,105,845
65+	291,850	333,189	388,943	440,229	478,240
ALL AGES 15+	2,193,060	2,443,878	2,690,751	2,878,121	3,039,591
FEMALES:					
15-24	77,965	87,742	90,417	98,112	111,166
25-44	265,705	361,212	452,144	502,522	532,322
45-64	206,145	236,996	269,445	326,287	395,736
65+	226,940	282,248	349,627	408,413	457,739
ALL AGES 15+	776,755	968,198	1,161,633	1,335,334	1,496,964
TOTALS:					
15-24	209,595	221,143	214,401	220,576	237,628
25-44	1,275,625	1,530,098	1,761,863	1,837,395	1,861,366
45-64	965,805	1,045,397	1,137,549	1,306,843	1,501,581
65+	518,790	615,437	738,570	848,641	935,979
ALL AGES 15+	2,969,815	3,412,076	3,852,383	4,213,455	4,536,554
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.91	3.22	2.91	2.79
25-44	34.01	34.26	34.00	31.68	29.30
45-64	25.58	23.69	22.53	23.27	24.38
65+	9.83	9.77	10.10	10.45	10.54
ALL AGES 15+	73.85	71.62	69.85	68.31	67.00
FEMALES:					
15-24	2.63	2.57	2.35	2.33	2.45
25-44	8.95	10.59	11.74	11.93	11.73
45-64	6.94	6.95	6.99	7.74	8.72
65+	7.64	8.27	9.08	9.69	10.09
ALL AGES 15+	26.15	28.38	30.15	31.69	33.00
TOTALS:					
15-24	7.06	6.48	5.57	5.24	5.24
25-44	42.95	44.84	45.73	43.61	41.03
45-64	32.52	30.64	29.53	31.02	33.10
65+	17.47	18.04	19.17	20.14	20.63
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.1.5
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
		NUMBER OF HOUSEHOLDS			
MALES:					
15-24	131,630	133,401	124,825	124,936	130,564
25-44	1,009,920	1,168,886	1,318,489	1,362,745	1,377,431
45-64	759,660	808,401	870,034	986,935	1,118,704
65+	291,850	333,189	389,709	442,767	482,810
ALL AGES 15+	2,193,060	2,443,878	2,703,057	2,917,382	3,109,509
FEMALES:					
15-24	77,965	87,742	91,247	100,664	115,489
25-44	265,705	361,212	455,044	513,089	553,044
45-64	206,145	236,996	270,265	328,984	400,886
65+	226,940	282,248	350,323	410,869	462,585
ALL AGES 15+	776,755	968,198	1,166,879	1,353,607	1,532,003
TOTALS:					
15-24	209,595	221,143	216,071	225,600	246,053
25-44	1,275,625	1,530,098	1,773,533	1,875,835	1,930,475
45-64	965,805	1,045,397	1,140,299	1,315,919	1,519,590
65+	518,790	615,437	740,031	853,636	945,395
ALL AGES 15+	2,969,815	3,412,076	3,869,936	4,270,989	4,641,513
		PERCENTAGE DISTRIBUTION (2)			
MALES:					
15-24	4.43	3.91	3.23	2.93	2.81
25-44	34.01	34.26	34.07	31.91	29.68
45-64	25.58	23.69	22.48	23.11	24.10
65+	9.83	9.77	10.07	10.37	10.40
ALL AGES 15+	73.85	71.62	69.85	68.31	66.99
FEMALES:					
15-24	2.63	2.57	2.36	2.36	2.49
25-44	8.95	10.59	11.76	12.01	11.92
45-64	6.94	6.95	6.98	7.70	8.64
65+	7.64	8.27	9.05	9.62	9.97
ALL AGES 15+	26.15	28.38	30.15	31.69	33.01
TOTALS:					
15-24	7.06	6.48	5.58	5.28	5.30
25-44	42.95	44.84	45.83	43.92	41.59
45-64	32.52	30.64	29.47	30.81	32.74
65+	17.47	18.04	19.12	19.99	20.37
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.1.6
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	131,630	133,401	125,667	127,398	134,641
25-44	1,009,920	1,168,886	1,327,259	1,390,616	1,425,868
45-64	759,660	808,401	871,966	993,322	1,131,573
65+	291,850	333,189	390,480	445,286	487,380
ALL AGES 15+	2,193,060	2,443,878	2,715,371	2,956,622	3,179,461
FEMALES:					
15-24	77,965	87,742	92,074	103,205	119,781
25-44	265,705	361,212	457,938	523,628	573,674
45-64	206,145	236,996	271,086	331,675	406,010
65+	226,940	282,248	351,014	413,309	467,416
ALL AGES 15+	776,755	968,198	1,172,113	1,371,815	1,566,881
TOTALS:					
15-24	209,595	221,143	217,741	230,603	254,422
25-44	1,275,625	1,530,098	1,785,197	1,914,243	1,999,542
45-64	965,805	1,045,397	1,143,052	1,324,997	1,537,583
65+	518,790	615,437	741,494	858,594	954,796
ALL AGES 15+	2,969,815	3,412,076	3,887,484	4,328,438	4,746,343
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	4.43	3.91	3.23	2.94	2.84
25-44	34.01	34.26	34.14	32.13	30.04
45-64	25.58	23.69	22.43	22.95	23.84
65+	9.83	9.77	10.04	10.29	10.27
ALL AGES 15+	73.85	71.62	69.85	68.31	66.99
FEMALES:					
15-24	2.63	2.57	2.37	2.38	2.52
25-44	8.95	10.59	11.78	12.10	12.09
45-64	6.94	6.95	6.97	7.66	8.55
65+	7.64	8.27	9.03	9.55	9.85
ALL AGES 15+	26.15	28.38	30.15	31.69	33.01
TOTALS:					
15-24	7.06	6.48	5.60	5.33	5.36
25-44	42.95	44.84	45.92	44.22	42.13
45-64	32.52	30.64	29.40	30.61	32.40
65+	17.47	18.04	19.07	19.84	20.12
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.2.1
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,412,074	3,852,398	4,213,505	4,533,518
Eastern Ontario	416,625	469,954	522,432	562,422	597,037
Dundas	6,290	6,460	6,627	6,735	6,738
Frontenac	38,080	42,741	46,342	48,741	50,594
Glengarry	6,475	6,662	7,105	7,400	7,591
Grenville	9,195	9,971	11,079	11,945	12,603
Hastings	37,060	40,060	42,864	44,604	45,802
Lanark	15,750	16,999	18,711	20,062	21,208
Leeds	18,925	20,718	22,818	24,473	25,822
Lennox & Addington	10,750	10,620	10,476	10,239	9,932
Ottawa-Carleton (R.M.)	200,495	236,859	271,858	300,312	326,192
Prescott	9,640	10,946	12,525	13,704	14,719
Prince Edward	7,610	7,830	8,241	8,449	8,518
Renfrew	28,710	30,425	31,994	32,611	32,958
Russell	6,570	7,392	8,463	9,433	10,327
Stormont	21,075	22,271	23,328	23,713	24,032
Central Ontario	1,843,445	2,153,934	2,462,501	2,720,016	2,950,278
Brant	36,085	40,608	45,685	49,814	53,424
Dufferin	9,805	11,568	13,835	15,967	17,950
Durham (R.M.)	90,640	114,869	142,978	168,780	193,292
Haldimand-Norfolk (R.M.)	30,110	33,518	37,764	41,260	44,322
Haliburton	4,225	4,420	4,779	5,082	5,310
Halton (R.M.)	81,575	104,122	130,388	155,915	180,024
Hamilton-Wentworth (R.M.)	147,205	165,751	182,089	194,506	204,381
Muskoka (D.M.)	13,715	14,737	16,248	17,384	18,433
Niagara (R.M.)	127,495	140,021	153,227	163,063	170,238
Northumberland	22,345	23,739	25,665	26,968	27,935
Peel (R.M.)	150,765	190,168	235,556	276,818	315,035
Peterborough	36,275	40,026	44,448	47,893	50,656
Simcoe	74,865	84,989	97,354	107,288	116,010
Toronto (M.M.)	776,380	885,706	966,312	1,021,527	1,067,504
Victoria	17,105	18,579	20,687	22,534	24,209
Waterloo (R.M.)	104,465	124,557	145,026	163,402	180,362
Wellington	43,655	51,014	58,876	65,646	71,818
York (R.M.)	76,735	105,541	141,585	176,167	209,374
Southwestern Ontario	443,245	490,771	538,888	578,189	611,469
Bruce	20,340	21,904	23,929	25,629	27,332
Elgin	23,490	25,464	27,667	29,486	30,913
Essex	107,430	117,844	127,970	135,839	142,044
Grey	26,140	27,367	29,305	30,981	32,311
Huron	18,875	19,571	20,370	20,969	21,360
Kent	36,690	39,458	41,991	43,847	45,302
Lambton	42,455	47,535	52,448	56,522	59,860
Middlesex	116,440	135,710	154,620	170,711	185,023
Oxford	28,815	31,538	34,495	36,797	38,762
Perth	22,570	24,300	26,092	27,409	28,563
Northeastern Ontario	188,705	207,934	227,415	241,385	253,768
Algoma	42,810	50,818	59,200	66,468	73,001
Cochrane	30,575	34,769	38,803	42,134	45,285
Manitoulin	3,480	3,481	3,555	3,639	3,719
Nipissing	26,150	27,944	29,570	30,149	30,468
Parry Sound	11,715	12,250	13,415	14,230	14,941
Sudbury	59,840	64,167	68,076	69,883	71,507
Timiskaming	14,135	14,504	14,794	14,882	14,847
Northwestern Ontario	77,795	89,483	101,162	111,493	120,967
Kenora	18,265	20,944	23,511	25,998	28,256
Rainy River	7,645	7,971	8,194	8,279	8,386
Thunder Bay	51,885	60,568	69,457	77,216	84,325

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.2.2
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,412,074	3,869,954	4,271,034	4,638,474
Eastern Ontario	416,625	469,954	524,065	567,748	606,710
Dundas	5,290	6,460	6,638	6,762	6,785
Frontenac	[illegible],080	42,741	46,468	49,147	51,321
Glengarry	6,475	6,662	7,110	7,419	7,624
Grenville	9,195	9,971	11,096	11,999	12,700
Hastings	37,060	40,060	42,945	44,871	46,273
Lanark	15,750	16,999	18,733	20,123	21,324
Leeds	18,925	20,718	22,849	24,580	26,011
Lennox & Addington	10,750	10,620	10,477	10,238	9,922
Ottawa-Carleton (R.M.)	200,495	236,859	273,074	304,309	333,508
Prescott	9,640	10,946	12,540	13,755	14,812
Prince Edward	7,610	7,830	8,252	8,479	8,569
Renfrew	28,710	30,425	32,039	32,755	33,216
Russell	6,570	7,392	8,465	9,442	10,340
Stormont	21,075	22,271	23,379	23,868	24,305
Central Ontario	1,843,445	2,153,934	2,476,393	2,765,645	3,033,717
Brant	36,085	40,608	45,799	50,186	54,097
Dufferin	9,805	11,568	13,859	16,040	18,083
Durham (R.M.)	90,640	114,869	144,280	173,051	201,110
Haldimand-Norfolk (R.M.)	30,110	33,518	37,806	41,401	44,589
Haliburton	4,225	4,420	4,782	5,090	5,325
Halton (R.M.)	81,575	104,122	131,737	160,356	188,166
Hamilton-Wentworth (R.M.)	147,205	165,751	182,784	196,774	208,497
Muskoka (D.M.)	13,715	14,737	16,260	17,427	18,517
Niagara (R.M.)	127,495	140,021	153,648	164,428	172,701
Northumberland	22,345	23,739	25,697	27,074	28,123
Peel (R.M.)	150,765	190,168	236,478	279,856	320,640
Peterborough	36,275	40,026	44,514	48,109	51,053
Simcoe	74,865	84,989	97,515	107,822	116,996
Toronto (M.M.)	776,380	885,706	972,786	1,042,755	1,106,168
Victoria	17,105	18,579	20,705	22,593	24,326
Waterloo (R.M.)	104,465	124,557	145,685	165,567	184,319
Wellington	43,655	51,014	59,052	66,228	72,891
York (R.M.)	76,735	105,541	143,005	180,889	218,116
Southwestern Ontario	443,245	490,771	540,483	583,372	620,817
Bruce	20,340	21,984	23,963	25,739	27,528
Elgin	23,490	25,464	27,724	29,674	31,246
Essex	107,430	117,844	128,488	137,508	145,047
Grey	26,140	27,367	29,344	31,107	32,539
Huron	18,875	19,571	20,402	21,077	21,549
Kent	36,690	39,458	42,098	44,188	45,907
Lambton	42,455	47,535	52,599	57,000	60,720
Middlesex	116,440	135,710	155,145	172,436	188,173
Oxford	28,815	31,538	34,575	37,062	39,237
Perth	22,570	24,300	26,145	27,581	28,872
Northeastern Ontario	188,705	207,934	227,695	242,253	255,302
Algoma	42,810	50,818	59,299	66,793	73,597
Cochrane	30,575	34,769	38,852	42,282	45,548
Manitoulin	3,480	3,481	3,558	3,641	3,722
Nipissing	26,150	27,944	29,609	30,268	30,669
Parry Sound	11,715	12,250	13,424	14,259	14,997
Sudbury	59,840	64,167	68,149	70,094	71,865
Timiskaming	14,135	14,504	14,805	14,917	14,904
Northwestern Ontario	77,795	89,483	101,319	112,015	121,929
Kenora	18,265	20,944	23,527	26,050	28,347
Rainy River	7,645	7,971	8,210	8,327	8,471
Thunder Bay	51,885	60,568	69,582	77,638	85,111

Note:1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.2.3
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,412,074	3,887,505	4,328,535	4,743,440
Eastern Ontario	416,625	469,954	525,693	573,060	616,385
Dundas	6,290	6,460	6,646	6,788	6,832
Frontenac	38,080	42,741	46,593	49,550	52,051
Glengarry	6,475	6,662	7,116	7,437	7,654
Grenville	9,195	9,971	11,111	12,054	12,799
Hastings	37,060	40,060	43,030	45,138	46,748
Lanark	15,750	16,999	18,751	20,186	21,440
Leeds	18,925	20,718	22,880	24,681	26,202
Lennox & Addington	10,750	10,620	10,478	10,236	9,914
Ottawa-Carleton (R.M.)	200,495	236,859	274,293	308,309	340,822
Prescott	9,640	10,946	12,554	13,803	14,901
Prince Edward	7,610	7,830	8,261	8,507	8,621
Renfrew	28,710	30,425	32,087	32,901	33,471
Russell	6,570	7,392	8,467	9,449	10,355
Stormont	21,075	22,271	23,427	24,021	24,576
Central Ontario	1,843,445	2,153,934	2,490,283	2,811,258	3,117,154
Brant	36,085	40,608	45,910	50,558	54,775
Dufferin	9,805	11,568	13,880	16,110	18,219
Durham (R.M.)	90,640	114,869	145,579	177,323	208,930
Haldimand-Norfolk (R.M.)	30,110	33,518	37,848	41,541	44,853
Haliburton	4,225	4,420	4,786	5,096	5,341
Halton (R.M.)	81,575	104,122	133,088	164,797	196,310
Hamilton-Wentworth (R.M.)	147,205	165,751	183,478	199,038	212,614
Muskoka (D.M.)	13,715	14,737	16,271	17,470	18,600
Niagara (R.M.)	127,495	140,021	154,069	165,791	175,160
Northumberland	22,345	23,739	25,728	27,177	28,309
Peel (R.M.)	150,765	190,168	237,399	282,892	326,244
Peterborough	36,275	40,026	44,580	48,324	51,448
Simcoe	74,865	84,989	97,676	108,356	117,979
Toronto (M.M.)	776,380	885,706	979,263	1,063,982	1,144,832
Victoria	17,105	18,579	20,722	22,650	24,439
Waterloo (R.M.)	104,465	124,557	146,346	167,732	188,277
Wellington	43,655	51,014	59,231	66,814	73,966
York (R.M.)	76,735	105,541	144,427	185,608	226,858
Southwestern Ontario	443,245	490,771	542,083	588,550	630,173
Bruce	20,340	21,984	23,995	25,848	27,725
Elgin	23,490	25,464	27,781	29,857	31,582
Essex	107,430	117,844	129,006	139,178	148,047
Grey	26,140	27,367	29,385	31,234	32,767
Huron	18,875	19,571	20,439	21,185	21,739
Kent	36,690	39,458	42,205	44,530	46,516
Lambton	42,455	47,535	52,745	57,478	61,583
Middlesex	116,440	135,710	155,672	174,161	191,321
Oxford	28,815	31,538	34,657	37,324	39,712
Perth	22,570	24,300	26,199	27,756	29,182
Northeastern Ontario	188,705	207,934	227,971	243,128	256,839
Algoma	42,810	50,818	59,395	67,115	74,198
Cochrane	30,575	34,769	38,899	42,431	45,813
Manitoulin	3,480	3,481	3,558	3,645	3,727
Nipissing	26,150	27,944	29,649	30,384	30,870
Parry Sound	11,715	12,250	13,433	14,290	15,051
Sudbury	59,840	64,167	68,218	70,311	72,222
Timiskaming	14,135	14,504	14,818	14,951	14,959
Northwestern Ontario	77,795	89,483	101,474	112,539	122,889
Kenora	18,265	20,944	23,542	26,103	28,440
Rainy River	7,645	7,971	8,225	8,377	8,555
Thunder Bay	51,885	60,568	69,708	78,060	85,894

Note:1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.2.4
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,412,076	3,852,383	4,213,455	4,536,554
Eastern Ontario	416,625	469,951	522,412	562,380	597,398
Dundas	6,290	6,460	6,626	6,732	6,734
Frontenac	8,080	42,740	46,337	48,727	50,609
Glengarry	6,475	6,662	7,104	7,399	7,591
Grenville	9,195	9,971	11,079	11,945	12,611
Hastings	37,060	40,059	42,858	44,590	45,804
Lanark	15,750	16,999	18,712	20,065	21,227
Leeds	18,925	20,718	22,818	24,477	25,842
Lennox & Addington	10,750	10,620	10,470	10,228	9,915
Ottawa-Carleton (R.M.)	200,495	236,859	271,867	300,334	326,504
Prescott	9,640	10,946	12,526	13,706	14,733
Prince Edward	7,610	7,830	8,241	8,449	8,519
Renfrew	28,710	30,425	31,986	32,591	32,945
Russell	6,570	7,392	8,464	9,436	10,337
Stormont	21,075	22,270	23,324	23,701	24,027
Central Ontario	1,843,445	2,153,943	2,462,565	2,720,175	2,952,471
Brant	36,085	40,608	45,686	49,820	53,468
Dufferin	9,805	11,568	13,839	15,976	17,975
Durham (R.M.)	90,640	114,874	143,006	168,860	193,544
Haldimand-Norfolk (R.M.)	30,110	33,518	37,766	41,269	44,367
Haliburton	4,225	4,420	4,781	5,083	5,318
Halton (R.M.)	81,575	104,126	130,412	155,999	180,266
Hamilton-Wentworth (R.M.)	147,205	165,751	182,079	194,475	204,476
Muskoka (D.M.)	13,715	14,737	16,249	17,391	18,455
Niagara (R.M.)	127,495	140,019	153,219	163,042	170,287
Northumberland	22,345	23,739	25,665	26,968	27,947
Peel (R.M.)	150,765	190,173	235,613	276,964	315,477
Peterborough	36,275	40,026	44,452	47,903	50,701
Simcoe	74,865	84,992	97,364	107,312	116,118
Toronto (M.M.)	776,380	885,693	966,185	1,021,147	1,067,588
Victoria	17,105	18,580	20,690	22,545	24,242
Waterloo (R.M.)	104,465	124,558	145,033	163,429	180,564
Wellington	43,655	51,014	58,880	65,656	71,897
York (R.M.)	76,735	105,548	141,643	176,336	209,780
Southwestern Ontario	443,245	490,769	538,869	578,126	611,801
Bruce	20,340	21,984	23,929	25,626	27,351
Elgin	23,490	25,464	27,665	29,481	30,923
Essex	107,430	117,843	127,956	135,795	142,055
Grey	26,140	27,367	29,306	30,983	32,333
Huron	18,875	19,571	20,368	20,962	21,359
Kent	36,690	39,457	41,984	43,830	45,305
Lambton	42,455	47,535	52,447	56,515	59,886
Middlesex	116,440	135,711	154,631	170,738	185,243
Oxford	28,815	31,538	34,492	36,795	38,778
Perth	22,570	24,300	26,091	27,401	28,569
Northeastern Ontario	188,705	207,930	227,376	241,282	253,799
Algoma	42,810	50,819	59,202	66,476	73,076
Cochrane	30,575	34,768	38,799	42,121	45,310
Manitoulin	3,480	3,481	3,554	3,637	3,716
Nipissing	26,150	27,943	29,561	30,123	30,447
Perry Sound	11,715	12,250	13,418	14,235	14,956
Sudbury	59,840	64,165	68,052	69,818	71,454
Timiskaming	14,135	14,504	14,791	14,871	14,840
Northwestern Ontario	77,795	89,483	101,161	111,493	121,085
Kenora	18,265	20,944	23,509	25,992	28,276
Rainy River	7,645	7,971	8,190	8,272	8,381
Thunder Bay	51,885	60,568	69,461	77,229	84,428

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.2.5
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,412,076	3,869,936	4,270,989	4,641,513
Eastern Ontario	416,625	469,951	524,052	567,697	607,065
Dundas	6,290	6,460	6,637	6,759	6,780
Frontenac	38,080	42,740	46,463	49,129	51,335
Glengarry	6,475	6,662	7,110	7,418	7,625
Grenville	9,195	9,971	11,096	11,999	12,708
Hastings	37,060	40,059	42,942	44,856	46,276
Lanark	15,750	16,999	18,734	20,128	21,343
Leeds	18,925	20,718	22,849	24,580	26,032
Lennox & Addington	10,750	10,620	10,473	10,227	9,906
Ottawa-Carleton (R.M.)	200,495	236,859	273,084	304,332	333,818
Prescott	9,640	10,946	12,541	13,756	14,823
Prince Edward	7,610	7,830	8,251	8,478	8,572
Renfrew	28,710	30,425	32,035	32,737	33,200
Russell	6,570	7,392	8,465	9,445	10,349
Stormont	21,075	22,270	23,373	23,854	24,298
Central Ontario	1,843,445	2,153,943	2,476,453	2,765,808	3,035,901
Brant	36,085	40,608	45,800	50,192	54,144
Dufferin	9,805	11,568	13,859	16,047	18,110
Durham (R.M.)	90,640	114,874	144,307	173,132	201,364
Haldimand-Norfolk (R.M.)	30,110	33,518	37,810	41,412	44,631
Haliburton	4,225	4,420	4,785	5,091	5,332
Halton (R.M.)	81,575	104,126	131,760	160,441	188,410
Hamilton-Wentworth (R.M.)	147,205	165,751	182,774	196,741	208,590
Muskoka (D.M.)	13,715	14,737	16,262	17,434	18,538
Niagara (R.M.)	127,495	140,019	153,639	164,406	172,747
Northumberland	22,345	23,739	25,697	27,074	28,134
Peel (R.M.)	150,765	190,173	236,534	280,002	321,082
Peterborough	36,275	40,026	44,516	48,117	51,096
Simcoe	74,865	84,992	97,525	107,850	117,104
Toronto (M.M.)	776,380	885,693	972,660	1,042,373	1,106,243
Victoria	17,105	18,580	20,708	22,603	24,357
Waterloo (R.M.)	104,465	124,558	145,696	165,591	184,522
Wellington	43,655	51,014	59,058	66,242	72,971
York (R.M.)	76,735	105,548	143,061	181,060	218,525
Southwestern Ontario	443,245	490,769	540,459	583,311	621,164
Bruce	20,340	21,984	23,962	25,737	27,547
Elgin	23,490	25,464	27,721	29,667	31,258
Essex	107,430	117,843	128,473	137,466	145,059
Grey	26,140	27,367	29,345	31,108	32,561
Huron	18,875	19,571	20,400	21,068	21,550
Kent	36,690	39,457	42,091	44,173	45,911
Lambton	42,455	47,535	52,595	56,995	60,750
Middlesex	116,440	135,711	155,155	172,464	188,392
Oxford	28,815	31,538	34,573	37,057	39,253
Perth	22,570	24,300	26,142	27,575	28,881
Northeastern Ontario	188,705	207,930	227,654	242,153	255,333
Algoma	42,810	50,819	59,301	66,801	73,677
Cochrane	30,575	34,768	38,847	42,271	45,575
Manitoulin	3,480	3,481	3,557	3,640	3,721
Nipissing	26,150	27,943	29,599	30,242	30,646
Parry Sound	11,715	12,250	13,425	14,261	15,009
Sudbury	59,840	64,165	68,123	70,031	71,810
Timiskaming	14,135	14,504	14,802	14,907	14,894
Northwestern Ontario	77,795	89,483	101,318	112,020	122,050
Kenora	18,265	20,944	23,524	26,046	28,369
Rainy River	7,645	7,971	8,208	8,321	8,469
Thunder Bay	51,885	60,568	69,586	77,653	85,213

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.2.6
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,412,076	3,887,484	4,328,438	4,746,343
Eastern Ontario	416,625	469,951	525,672	572,970	616,631
Dundas	6,290	6,460	6,645	6,783	6,817
Frontenac	38,080	42,740	46,587	49,518	52,021
Glengarry	6,475	6,662	7,116	7,431	7,650
Grenville	9,195	9,971	11,113	12,056	12,809
Hastings	37,060	40,059	43,023	45,110	46,712
Lanark	15,750	16,999	18,751	20,192	21,468
Leeds	18,925	20,718	22,881	24,683	26,227
Lennox & Addington	10,750	10,620	10,472	10,214	9,871
Ottawa-Carleton (R.M.)	200,495	236,859	274,303	308,352	341,196
Prescott	9,640	10,946	12,556	13,810	14,921
Prince Edward	7,610	7,830	8,261	8,506	8,620
Renfrew	28,710	30,425	32,077	32,866	33,413
Russell	6,570	7,392	8,467	9,454	10,368
Stormont	21,075	22,270	23,421	23,996	24,538
Central Ontario	1,843,445	2,153,943	2,490,366	2,811,573	3,119,721
Brant	36,085	40,608	45,913	50,567	54,831
Dufferin	9,805	11,568	13,883	16,127	18,267
Durham (R.M.)	90,640	114,874	145,621	177,478	209,392
Haldimand-Norfolk (R.M.)	30,110	33,518	37,852	41,563	44,923
Haliburton	4,225	4,420	4,788	5,101	5,356
Halton (R.M.)	81,575	104,126	133,121	164,968	196,807
Hamilton-Wentworth (R.M.)	147,205	165,751	183,463	198,978	212,627
Muskoka (D.M.)	13,715	14,737	16,273	17,483	18,638
Niagara (R.M.)	127,495	140,019	154,057	165,747	175,151
Northumberland	22,345	23,739	25,728	27,175	28,317
Peel (R.M.)	150,765	190,173	237,477	283,172	327,045
Peterborough	36,275	40,026	44,583	48,338	51,511
Simcoe	74,865	84,992	97,690	108,406	118,151
Toronto (M.M.)	776,380	885,693	979,085	1,063,236	1,143,862
Victoria	17,105	18,580	20,729	22,673	24,500
Waterloo (R.M.)	104,465	124,558	146,358	167,782	188,550
Wellington	43,655	51,014	59,237	66,840	74,080
York (R.M.)	76,735	105,548	144,508	185,940	227,712
Southwestern Ontario	443,245	490,769	542,049	588,425	630,343
Bruce	20,340	21,984	23,994	25,844	27,739
Elgin	23,490	25,464	27,780	29,846	31,579
Essex	107,430	117,843	128,984	139,095	147,946
Grey	26,140	27,367	29,385	31,237	32,794
Huron	18,875	19,571	20,435	21,171	21,718
Kent	36,690	39,457	42,195	44,497	46,472
Lambton	42,455	47,535	52,741	57,465	61,593
Middlesex	116,440	135,711	155,684	174,214	191,608
Oxford	28,815	31,538	34,655	37,315	39,720
Perth	22,570	24,300	26,197	27,741	29,172
Northeastern Ontario	188,705	207,930	227,920	242,924	256,627
Algoma	42,810	50,819	59,400	67,131	74,297
Cochrane	30,575	34,768	38,893	42,408	45,808
Manitoulin	3,480	3,481	3,558	3,641	3,721
Nipissing	26,150	27,943	29,634	30,335	30,787
Parry Sound	11,715	12,250	13,435	14,293	15,074
Sudbury	59,840	64,165	68,187	70,186	72,015
Timiskaming	14,135	14,504	14,812	14,929	14,925
Northwestern Ontario	77,795	89,483	101,477	112,544	123,021
Kenora	18,265	20,944	23,539	26,091	28,446
Rainy River	7,645	7,971	8,222	8,365	8,539
Thunder Bay	51,885	60,568	69,716	78,087	86,037

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.82	2.46	1.81	1.47
Eastern Ontario	2.44	2.14	1.49	1.20
Dundas	0 54	0.51	0.32	0.01
Frontenac	2.34	1.63	1.01	0.75
Glengarry	0.57	1.30	0.81	0.51
Grenville	1.63	2.13	1.52	1.08
Hastings	1.57	1.36	0.80	0.53
Lanark	1.54	1.94	1.40	1.12
Leeds	1.83	1.95	1.41	1.08
Lennox & Addington	-0.24	-0.27	-0.46	-0.61
Ottawa-Carleton (R.M.)	3.39	2.79	2.01	1.67
Prescott	2.57	2.73	1.82	1.44
Prince Edward	0.57	1.03	0.50	0.16
Renfrew	1.17	1.01	0.38	0.21
Russell	2.39	2.74	2.20	1.83
Stormont	1.11	0.93	0.33	0.27
Central Ontario	3.16	2.71	2.01	1.64
Brant	2.39	2.38	1.75	1.41
Dufferin	3.36	3.64	2.91	2.37
Durham (R.M.)	4.85	4.48	3.37	2.75
Haldimand-Norfolk (R.M.)	2.17	2.41	1.79	1.44
Haliburton	0.90	1.58	1.23	0.88
Halton (R.M.)	5.00	4.60	3.64	2.92
Hamilton-Wentworth (R.M.)	2.40	1.90	1.33	1.00
Muskoka (D.M.)	1.45	1.97	1.36	1.18
Niagara (R.M.)	1.89	1.82	1.25	0.86
Northumberland	1.22	1.57	1.00	0.71
Peel (R.M.)	4.75	4.37	3.28	2.62
Peterborough	1.99	2.12	1.50	1.13
Simcoe	2.57	2.75	1.96	1.58
Toronto (M.M.)	2.67	1.76	1.12	0.88
Victoria	1.67	2.17	1.72	1.44
Waterloo (R.M.)	3.58	3.09	2.41	1.99
Wellington	3.16	2.91	2.20	1.81
York (R.M.)	6.58	6.05	4.47	3.51
Southwestern Ontario	2.06	1.89	1.42	1.13
Bruce	1.57	1.71	1.38	1.30
Elgin	1.63	1.67	1.28	0.95
Essex	1.87	1.66	1.20	0.90
Grey	0.92	1.38	1.12	0.84
Huron	0.73	0.80	0.58	0.37
Kent	1.47	1.25	0.87	0.66
Lambton	2.29	1.99	1.51	1.15
Middlesex	3.11	2.64	2.00	1.62
Oxford	1.82	1.81	1.30	1.05
Perth	1.49	1.43	0.99	0.83
Northeastern Ontario	1.96	1.81	1.20	1.01
Algoma	3.49	3.10	2.34	1.89
Cochrane	2.60	2.22	1.66	1.45
Manitoulin	.00	0.43	0.47	0.43
Nipissing	1.34	1.14	0.39	0.21
Parry Sound	0.90	1.83	1.19	0.98
Sudbury	1.41	1.19	0.53	0.46
Timiskaming	0.52	0.40	0.12	-0.05
Northwestern Ontario	2.84	2.48	1.96	1.64
Kenora	2.78	2.34	2.03	1.68
Rainy River	0.84	0.55	0.21	0.26
Thunder Bay	3.14	2.78	2.14	1.78

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.3.2
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.82	2.55	1.99	1.66
Eastern Ontario	2.44	2.20	1.61	1.34
Dundas	0.54	0.54	0.37	0.07
Frontenac	2.34	1.69	1.13	0.87
Glengarry	0.57	1.31	0.86	0.55
Grenville	1.63	2.16	1.58	1.14
Hastings	1.57	1.40	0.88	0.62
Lanark	1.54	1.96	1.44	1.17
Leeds	1.83	1.98	1.47	1.14
Lennox & Addington	-0.24	-0.27	-0.46	-0.63
Ottawa-Carleton (R.M.)	3.39	2.89	2.19	1.85
Prescott	2.57	2.76	1.87	1.49
Prince Edward	0.57	1.06	0.55	0.21
Renfrew	1.17	1.04	0.44	0.28
Russell	2.39	2.75	2.21	1.83
Stormont	1.11	0.98	0.42	0.36
Central Ontario	3.16	2.83	2.23	1.87
Brant	2.39	2.44	1.85	1.51
Dufferin	3.36	3.68	2.97	2.43
Durham (R.M.)	4.85	4.66	3.70	3.05
Haldimand-Norfolk (R.M.)	2.17	2.44	1.83	1.49
Haliburton	0.90	1.59	1.25	0.91
Halton (R.M.)	5.00	4.82	4.01	3.25
Hamilton-Wentworth (R.M.)	2.40	1.98	1.49	1.16
Muskoka (D.M.)	1.45	1.99	1.40	1.22
Niagara (R.M.)	1.89	1.87	1.37	0.99
Northumberland	1.22	1.60	1.05	0.76
Peel (R.M.)	4.75	4.46	3.43	2.76
Peterborough	1.99	2.15	1.57	1.19
Simcoe	2.57	2.79	2.03	1.65
Toronto (M.M.)	2.67	1.89	1.40	1.19
Victoria	1.67	2.19	1.76	1.49
Waterloo (R.M.)	3.58	3.18	2.59	2.17
Wellington	3.16	2.97	2.32	1.94
York (R.M.)	6.58	6.26	4.81	3.81
Southwestern Ontario	2.06	1.95	1.54	1.25
Bruce	1.57	1.74	1.44	1.35
Elgin	1.63	1.72	1.37	1.04
Essex	1.87	1.74	1.37	1.07
Grey	0.92	1.41	1.17	0.90
Huron	0.73	0.84	0.65	0.44
Kent	1.47	1.30	0.97	0.77
Lambton	2.29	2.04	1.62	1.27
Middlesex	3.11	2.71	2.14	1.76
Oxford	1.82	1.86	1.40	1.15
Perth	1.49	1.47	1.08	0.92
Northeastern Ontario	1.96	1.83	1.25	1.05
Algoma	3.49	3.13	2.41	1.96
Cochrane	2.60	2.25	1.71	1.50
Manitoulin	.00	0.44	0.46	0.44
Nipissing	1.34	1.16	0.44	0.26
Parry Sound	0.90	1.85	1.21	1.02
Sudbury	1.41	1.21	0.56	0.50
Timiskaming	0.52	0.41	0.15	-0.02
Northwestern Ontario	2.84	2.52	2.03	1.71
Kenora	2.78	2.35	2.06	1.70
Rainy River	0.84	0.59	0.28	0.34
Thunder Bay	3.14	2.81	2.22	1.85

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.82	2.64	2.17	1.85
Eastern Ontario	2.44	2.27	1.74	1.47
Dundas	0.54	0.57	0.43	0.13
Frontenac	2.34	1.74	1.24	0.99
Glengarry	0.57	1.33	0.89	0.58
Grenville	1.63	2.19	1.64	1.21
Hastings	1.57	1.44	0.96	0.70
Lanark	1.54	1.98	1.49	1.21
Leeds	1.83	2.00	1.53	1.20
Lennox & Addington	-0.24	-0.27	-0.47	-0.64
Ottawa-Carleton (R.M.)	3.39	2.98	2.37	2.03
Prescott	2.57	2.78	1.91	1.54
Prince Edward	0.57	1.08	0.59	0.27
Renfrew	1.17	1.07	0.50	0.34
Russell	2.39	2.75	2.22	1.85
Stormont	1.11	1.02	0.50	0.46
Central Ontario	3.16	2.94	2.45	2.09
Brant	2.39	2.48	1.95	1.62
Dufferin	3.36	3.71	3.02	2.49
Durham (R.M.)	4.85	4.85	4.02	3.33
Haldimand-Norfolk (R.M.)	2.17	2.46	1.88	1.55
Haliburton	0.90	1.61	1.26	0.94
Halton (R.M.)	5.00	5.03	4.37	3.56
Hamilton-Wentworth (R.M.)	2.40	2.05	1.64	1.33
Muskoka (D.M.)	1.45	2.00	1.43	1.26
Niagara (R.M.)	1.89	1.93	1.48	1.11
Northumberland	1.22	1.62	1.10	0.82
Peel (R.M.)	4.75	4.54	3.57	2.89
Peterborough	1.99	2.18	1.63	1.26
Simcoe	2.57	2.82	2.10	1.72
Toronto (M.M.)	2.67	2.03	1.67	1.48
Victoria	1.67	2.21	1.80	1.53
Waterloo (R.M.)	3.58	3.28	2.77	2.34
Wellington	3.16	3.03	2.44	2.05
York (R.M.)	6.58	6.47	5.15	4.10
Southwestern Ontario	2.06	2.01	1.66	1.38
Bruce	1.57	1.77	1.50	1.41
Elgin	1.63	1.76	1.45	1.13
Essex	1.87	1.83	1.53	1.24
Grey	0.92	1.43	1.23	0.96
Huron	0.73	0.87	0.72	0.52
Kent	1.47	1.36	1.08	0.88
Lambton	2.29	2.10	1.73	1.39
Middlesex	3.11	2.78	2.27	1.90
Oxford	1.82	1.90	1.49	1.25
Perth	1.49	1.52	1.16	1.01
Northeastern Ontario	1.96	1.86	1.30	1.10
Algoma	3.49	3.17	2.47	2.03
Cochrane	2.60	2.27	1.75	1.55
Manitoulin	.00	0.44	0.48	0.44
Nipissing	1.34	1.19	0.49	0.32
Parry Sound	0.90	1.86	1.24	1.04
Sudbury	1.41	1.23	0.61	0.54
Timiskaming	0.52	0.43	0.18	0.01
Northwestern Ontario	2.84	2.55	2.09	1.78
Kenora	2.78	2.37	2.09	1.73
Rainy River	0.84	0.63	0.37	0.42
Thunder Bay	3.14	2.85	2.29	1.93

Note:1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.82	2.46	1.81	1.49
Eastern Ontario	2.44	2.14	1.49	1.22
Dundas	0.54	0.51	0.32	0.01
Frontenac	2.34	1.63	1.01	0.76
Glengarry	0.57	1.29	0.82	0.51
Grenville	[illegible].63	2.13	1.52	1.09
Hastings	1.57	1.36	0.80	0.54
Lanark	1.54	1.94	1.41	1.13
Leeds	1.83	1.95	1.41	1.09
Lennox & Addington	-0.24	-0.28	-0.47	-0.62
Ottawa-Carleton (R.M.)	3.39	2.80	2.01	1.68
Prescott	2.57	2.73	1.82	1.46
Prince Edward	0.57	1.03	0.50	0.17
Renfrew	1.17	1.01	0.38	0.22
Russell	2.39	2.74	2.20	1.84
Stormont	1.11	0.93	0.32	0.27
Central Ontario	3.16	2.71	2.01	1.65
Brant	2.39	2.38	1.75	1.42
Dufferin	3.36	3.65	2.91	2.39
Durham (R.M.)	4.85	4.48	3.38	2.77
Haldimand-Norfolk (R.M.)	2.17	2.42	1.79	1.46
Haliburton	0.90	1.58	1.23	0.91
Halton (R.M.)	5.00	4.60	3.65	2.93
Hamilton-Wentworth (R.M.)	2.40	1.90	1.33	1.01
Muskoka (D.M.)	1.45	1.97	1.37	1.19
Niagara (R.M.)	1.89	1.82	1.25	0.87
Northumberland	1.22	1.57	1.00	0.72
Peel (R.M.)	4.75	4.38	3.29	2.64
Peterborough	1.99	2.12	1.51	1.14
Simcoe	2.57	2.76	1.96	1.59
Toronto (M.M.)	2.67	1.75	1.11	0.89
Victoria	1.67	2.18	1.73	1.46
Waterloo (R.M.)	3.58	3.09	2.42	2.01
Wellington	3.16	2.91	2.20	1.83
York (R.M.)	6.58	6.06	4.48	3.53
Southwestern Ontario	2.06	1.89	1.42	1.14
Bruce	1.57	1.71	1.38	1.31
Elgin	1.63	1.67	1.28	0.96
Essex	1.87	1.66	1.20	0.91
Grey	0.92	1.38	1.12	0.86
Huron	0.73	0.80	0.58	0.38
Kent	1.46	1.25	0.86	0.66
Lambton	2.29	1.99	1.51	1.17
Middlesex	3.11	2.64	2.00	1.64
Oxford	1.82	1.81	1.30	1.06
Perth	1.49	1.43	0.98	0.84
Northeastern Ontario	1.96	1.80	1.19	1.02
Algoma	3.49	3.10	2.34	1.91
Cochrane	2.60	2.22	1.66	1.47
Manitoulin	.00	0.42	0.46	0.43
Nipissing	1.33	1.13	0.38	0.21
Parry Sound	0.90	1.84	1.19	0.99
Sudbury	1.41	1.18	0.51	0.46
Timiskaming	0.52	0.39	0.11	-0.04
Northwestern Ontario	2.84	2.48	1.96	1.66
Kenora	2.78	2.34	2.03	1.70
Rainy River	0.84	0.54	0.20	0.26
Thunder Bay	3.14	2.78	2.14	1.80

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.82	2.55	1.99	1.68
Eastern Ontario	2.44	2.20	1.61	1.35
Dundas	0.54	0.54	0.36	0.06
Frontenac	2.34	1.68	1.12	0.88
Glengarry	0.57	1.31	0.85	0.55
Grenville	1.63	2.16	1.58	1.15
Hastings	1.57	1.40	0.88	0.63
Lanark	1.54	1.96	1.45	1.18
Leeds	1.83	1.98	1.47	1.15
Lennox & Addington	-0.24	-0.28	-0.47	-0.63
Ottawa-Carleton (R.M.)	3.39	2.89	2.19	1.87
Prescott	2.57	2.76	1.87	1.51
Prince Edward	0.57	1.05	0.55	0.22
Renfrew	1.17	1.04	0.44	0.28
Russell	2.39	2.75	2.21	1.85
Stormont	1.11	0.97	0.41	0.37
Central Ontario	3.16	2.83	2.23	1.88
Brant	2.39	2.44	1.85	1.53
Dufferin	3.36	3.68	2.97	2.45
Durham (R.M.)	4.85	4.67	3.71	3.07
Haldimand-Norfolk (R.M.)	2.17	2.44	1.84	1.51
Haliburton	0.90	1.60	1.25	0.93
Halton (R.M.)	5.00	4.82	4.02	3.27
Hamilton-Wentworth (R.M.)	2.40	1.97	1.48	1.18
Muskoka (D.M.)	1.45	1.99	1.40	1.23
Niagara (R.M.)	1.89	1.87	1.36	0.99
Northumberland	1.22	1.60	1.05	0.77
Peel (R.M.)	4.75	4.46	3.43	2.78
Peterborough	1.99	2.15	1.57	1.21
Simcoe	2.57	2.79	2.03	1.66
Toronto (M.M.)	2.67	1.89	1.39	1.20
Victoria	1.67	2.19	1.77	1.51
Waterloo (R.M.)	3.58	3.18	2.59	2.19
Wellington	3.16	2.97	2.32	1.95
York (R.M.)	6.58	6.27	4.82	3.83
Southwestern Ontario	2.06	1.95	1.54	1.27
Bruce	1.57	1.74	1.44	1.37
Elgin	1.63	1.71	1.37	1.05
Essex	1.87	1.74	1.36	1.08
Grey	0.92	1.41	1.17	0.92
Huron	0.73	0.83	0.65	0.45
Kent	1.46	1.30	0.97	0.77
Lambton	2.29	2.04	1.62	1.28
Middlesex	3.11	2.71	2.14	1.78
Oxford	1.82	1.85	1.40	1.16
Perth	1.49	1.47	1.07	0.93
Northeastern Ontario	1.96	1.83	1.24	1.07
Algoma	3.49	3.14	2.41	1.98
Cochrane	2.60	2.24	1.70	1.52
Manitoulin	.00	0.43	0.47	0.44
Nipissing	1.33	1.16	0.43	0.27
Parry Sound	0.90	1.85	1.22	1.03
Sudbury	1.41	1.20	0.55	0.50
Timiskaming	0.52	0.41	0.14	-0.02
Northwestern Ontario	2.84	2.52	2.03	1.73
Kenora	2.78	2.35	2.06	1.72
Rainy River	0.84	0.59	0.27	0.35
Thunder Bay	3.14	2.81	2.22	1.88

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.3.6
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.82	2.64	2.17	1.86
Eastern Ontario	2.44	2.27	1.74	1.48
Dundas	0.54	0.57	0.41	0.10
Frontenac	2.34	1.74	1.23	0.99
Glengarry	0.57	1.33	0.87	0.58
Grenville	1.63	2.19	1.64	1.22
Hastings	1.57	1.44	0.95	0.70
Lanark	1.54	1.98	1.49	1.23
Leeds	1.83	2.01	1.53	1.22
Lennox & Addington	-0.24	-0.28	-0.50	-0.68
Ottawa-Carleton (R.M.)	3.39	2.98	2.37	2.04
Prescott	2.57	2.78	1.92	1.56
Prince Edward	0.57	1.08	0.59	0.27
Renfrew	1.17	1.06	0.49	0.33
Russell	2.39	2.75	2.23	1.86
Stormont	1.11	1.01	0.49	0.45
Central Ontario	3.16	2.95	2.46	2.10
Brant	2.39	2.49	1.95	1.63
Dufferin	3.36	3.72	3.04	2.52
Durham (R.M.)	4.85	4.86	4.04	3.36
Haldimand-Norfolk (R.M.)	2.17	2.46	1.89	1.57
Haliburton	0.90	1.61	1.28	0.98
Halton (R.M.)	5.00	5.04	4.38	3.59
Hamilton-Wentworth (R.M.)	2.40	2.05	1.64	1.34
Muskoka (D.M.)	1.45	2.00	1.44	1.29
Niagara (R.M.)	1.89	1.93	1.47	1.11
Northumberland	1.22	1.62	1.10	0.83
Peel (R.M.)	4.75	4.54	3.58	2.92
Peterborough	1.99	2.18	1.63	1.28
Simcoe	2.57	2.82	2.10	1.74
Toronto (M.M.)	2.67	2.03	1.66	1.47
Victoria	1.67	2.21	1.81	1.56
Waterloo (R.M.)	3.58	3.28	2.77	2.36
Wellington	3.16	3.03	2.44	2.08
York (R.M.)	6.58	6.48	5.17	4.14
Southwestern Ontario	2.06	2.01	1.66	1.39
Bruce	1.57	1.76	1.50	1.42
Elgin	1.63	1.76	1.45	1.14
Essex	1.87	1.82	1.52	1.24
Grey	0.92	1.43	1.23	0.98
Huron	0.73	0.87	0.71	0.51
Kent	1.46	1.35	1.07	0.87
Lambton	2.29	2.10	1.73	1.40
Middlesex	3.11	2.78	2.27	1.92
Oxford	1.82	1.90	1.49	1.26
Perth	1.49	1.51	1.15	1.01
Northeastern Ontario	1.96	1.85	1.28	1.10
Algoma	3.49	3.17	2.48	2.05
Cochrane	2.60	2.27	1.75	1.55
Manitoulin	.00	0.44	0.46	0.44
Nipissing	1.33	1.18	0.47	0.30
Parry Sound	0.90	1.86	1.25	1.07
Sudbury	1.41	1.22	0.58	0.52
Timiskaming	0.52	0.42	0.16	-0.01
Northwestern Ontario	2.84	2.55	2.09	1.80
Kenora	2.78	2.36	2.08	1.74
Rainy River	0.84	0.62	0.35	0.41
Thunder Bay	3.14	2.85	2.29	1.96

Note:1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.4.1
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	88,452	88,065	72,221	64,003
Eastern Ontario	10,666	10,496	7,998	6,923
Dundas	34	33	22	0
Frontenac	932	720	480	371
Glengarry	37	89	59	38
Grenville	155	222	173	132
Hastings	600	561	348	240
Lanark	250	342	270	229
Leeds	359	420	331	270
Lennox & Addington	(26)	(29)	(47)	(61)
Ottawa-Carleton (R.M.)	7,273	7,000	5,691	5,176
Prescott	261	316	236	203
Prince Edward	44	82	42	14
Renfrew	343	314	123	70
Russell	164	214	194	179
Stormont	239	211	77	64
Central Ontario	62,098	61,714	51,503	46,052
Brant	905	1,015	826	722
Dufferin	353	453	427	397
Durham (R.M.)	4,846	5,622	5,160	4,902
Haldimand-Norfolk (R.M.)	682	849	699	612
Haliburton	39	72	60	46
Halton (R.M.)	4,509	5,253	5,105	4,822
Hamilton-Wentworth (R.M.)	3,709	3,268	2,483	1,975
Muskoka (D.M.)	204	302	227	210
Niagara (R.M.)	2,505	2,641	1,967	1,435
Northumberland	279	385	261	193
Peel (R.M.)	7,881	9,078	8,252	7,643
Peterborough	750	884	689	553
Simcoe	2,025	2,473	1,987	1,744
Toronto (M.M.)	21,865	16,121	11,043	9,195
Victoria	295	422	369	335
Waterloo (R.M.)	4,018	4,094	3,675	3,392
Wellington	1,472	1,572	1,354	1,234
York (R.M.)	5,761	7,209	6,917	6,641
Southwestern Ontario	9,505	9,623	7,860	6,656
Bruce	329	389	340	341
Elgin	395	441	364	285
Essex	2,083	2,025	1,574	1,241
Grey	245	388	335	266
Huron	139	160	120	78
Kent	554	507	371	291
Lambton	1,016	983	815	668
Middlesex	3,854	3,782	3,218	2,862
Oxford	545	591	461	393
Perth	346	358	263	231
Northeastern Ontario	3,846	3,896	2,794	2,477
Algoma	1,602	1,676	1,454	1,306
Cochrane	839	807	666	630
Manitoulin	0	15	17	16
Nipissing	359	325	116	64
Parry Sound	107	233	163	142
Sudbury	865	782	361	325
Timiskaming	74	58	17	(7)
Northwestern Ontario	2,338	2,336	2,066	1,895
Kenora	536	513	497	452
Rainy River	65	45	17	21
Thunder Bay	1,737	1,778	1,552	1,422

Note: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.4.2
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	88,452	91,576	80,216	73,488
Eastern Ontario	10,666	10,822	8,737	7,792
Dundas	34	36	25	5
Frontenac	932	746	536	435
Glengarry	37	90	62	41
Grenville	155	225	181	140
Hastings	600	577	385	280
Lanark	250	347	278	240
Leeds	359	426	346	286
Lennox & Addington	(26)	(29)	(48)	(63)
Ottawa-Carleton (R.M.)	7,273	7,243	6,247	5,840
Prescott	261	319	243	211
Prince Edward	44	84	45	18
Renfrew	343	323	143	92
Russell	164	214	195	180
Stormont	239	222	98	87
Central Ontario	62,098	64,492	57,850	53,614
Brant	905	1,038	877	782
Dufferin	353	458	436	409
Durham (R.M.)	4,846	5,882	5,754	5,612
Haldimand-Norfolk (R.M.)	682	858	719	638
Haliburton	39	73	62	47
Halton (R.M.)	4,509	5,523	5,724	5,562
Hamilton-Wentworth (R.M.)	3,709	3,407	2,798	2,345
Muskoka (D.M.)	204	305	233	218
Niagara (R.M.)	2,505	2,725	2,156	1,655
Northumberland	279	392	275	210
Peel (R.M.)	7,881	9,262	8,676	8,157
Peterborough	750	898	719	589
Simcoe	2,025	2,505	2,062	1,835
Toronto (M.M.)	21,865	17,416	13,994	12,683
Victoria	295	425	378	347
Waterloo (R.M.)	4,018	4,226	3,976	3,750
Wellington	1,472	1,608	1,435	1,333
York (R.M.)	5,761	7,493	7,577	7,446
Southwestern Ontario	9,505	9,942	8,578	7,489
Bruce	329	396	355	358
Elgin	395	452	390	314
Essex	2,083	2,129	1,804	1,508
Grey	245	396	353	286
Huron	139	166	135	94
Kent	554	528	418	344
Lambton	1,016	1,013	880	744
Middlesex	3,854	3,887	3,458	3,147
Oxford	545	608	497	435
Perth	346	369	287	258
Northeastern Ontario	3,846	3,952	2,912	2,610
Algoma	1,602	1,696	1,499	1,361
Cochrane	839	816	686	653
Manitoulin	0	15	17	16
Nipissing	359	333	132	80
Parry Sound	107	235	167	148
Sudbury	865	796	389	354
Timiskaming	74	60	22	(3)
Northwestern Ontario	2,338	2,367	2,139	1,983
Kenora	536	517	505	459
Rainy River	65	48	23	29
Thunder Bay	1,737	1,803	1,611	1,494

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.4.3
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	88,452	95,086	88,206	82,981
Eastern Ontario	10,666	11,148	9,473	8,665
Dundas	34	37	28	9
Frontenac	932	770	591	500
Glengarry	37	91	64	43
Grenville	155	228	189	149
Hastings	600	594	422	322
Lanark	250	351	287	251
Leeds	359	432	360	304
Lennox & Addington	(26)	(28)	(48)	(65)
Ottawa-Carleton (R.M.)	7,273	7,487	6,803	6,502
Prescott	261	322	250	220
Prince Edward	44	86	49	23
Renfrew	343	332	163	114
Russell	164	215	196	181
Stormont	239	231	119	111
Central Ontario	62,098	67,270	64,195	61,179
Brant	905	1,060	930	843
Dufferin	353	462	446	422
Durham (R.M.)	4,846	6,142	6,349	6,321
Haldimand-Norfolk (R.M.)	682	866	739	662
Haliburton	39	73	62	49
Halton (R.M.)	4,509	5,793	6,342	6,303
Hamilton-Wentworth (R.M.)	3,709	3,545	3,112	2,715
Muskoka (D.M.)	204	307	240	226
Niagara (R.M.)	2,505	2,810	2,344	1,874
Northumberland	279	398	290	226
Peel (R.M.)	7,881	9,446	9,098	8,670
Peterborough	750	911	749	625
Simcoe	2,025	2,537	2,136	1,925
Toronto (M.M.)	21,865	18,712	16,944	16,170
Victoria	295	428	386	358
Waterloo (R.M.)	4,018	4,358	4,277	4,109
Wellington	1,472	1,643	1,516	1,430
York (R.M.)	5,761	7,777	8,236	8,250
Southwestern Ontario	9,505	10,262	9,294	8,325
Bruce	329	402	371	375
Elgin	395	464	415	345
Essex	2,083	2,232	2,034	1,774
Grey	245	404	370	306
Huron	139	174	149	111
Kent	554	549	465	397
Lambton	1,016	1,042	947	821
Middlesex	3,854	3,992	3,698	3,432
Oxford	545	624	533	478
Perth	346	380	311	285
Northeastern Ontario	3,846	4,007	3,031	2,742
Algoma	1,602	1,715	1,544	1,416
Cochrane	839	826	706	676
Manitoulin	0	16	17	16
Nipissing	359	341	147	97
Parry Sound	107	237	171	152
Sudbury	865	810	419	382
Timiskaming	74	63	27	1
Northwestern Ontario	2,338	2,398	2,213	2,070
Kenora	536	520	512	467
Rainy River	65	51	30	36
Thunder Bay	1,737	1,828	1,670	1,567

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.4.4
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	88,452	88,061	72,214	64,620
Eastern Ontario	10,665	10,492	7,993	7,004
Dundas	34	33	21	1
Frontenac	932	719	478	376
Glengarry	37	88	59	38
Grenville	155	222	173	133
Hastings	600	560	346	243
Lanark	250	343	271	232
Leeds	359	420	332	273
Lennox & Addington	(26)	(30)	(49)	(63)
Ottawa-Carleton (R.M.)	7,273	7,002	5,693	5,234
Prescott	261	316	236	206
Prince Edward	44	82	42	14
Renfrew	343	312	121	71
Russell	164	214	194	180
Stormont	239	211	75	65
Central Ontario	62,100	61,724	51,522	46,459
Brant	905	1,016	827	730
Dufferin	353	454	427	400
Durham (R.M.)	4,847	5,626	5,171	4,937
Haldimand-Norfolk (R.M.)	682	850	701	620
Haliburton	39	72	60	47
Halton (R.M.)	4,510	5,257	5,117	4,853
Hamilton-Wentworth (R.M.)	3,709	3,266	2,479	2,000
Muskoka (D.M.)	204	302	228	213
Niagara (R.M.)	2,505	2,640	1,965	1,449
Northumberland	279	385	261	196
Peel (R.M.)	7,882	9,088	8,270	7,703
Peterborough	750	885	690	560
Simcoe	2,025	2,475	1,990	1,761
Toronto (M.M.)	21,863	16,098	10,992	9,288
Victoria	295	422	371	339
Waterloo (R.M.)	4,019	4,095	3,679	3,427
Wellington	1,472	1,573	1,355	1,248
York (R.M.)	5,763	7,219	6,939	6,689
Southwestern Ontario	9,505	9,620	7,851	6,735
Bruce	329	389	339	345
Elgin	395	440	363	288
Essex	2,083	2,023	1,568	1,252
Grey	245	388	335	270
Huron	139	159	119	79
Kent	553	505	369	295
Lambton	1,016	982	814	674
Middlesex	3,854	3,784	3,221	2,901
Oxford	545	591	460	397
Perth	346	358	262	234
Northeastern Ontario	3,845	3,889	2,781	2,504
Algoma	1,602	1,677	1,455	1,320
Cochrane	839	806	664	638
Manitoulin	0	15	17	16
Nipissing	359	324	112	65
Parry Sound	107	234	163	144
Sudbury	865	777	353	327
Timiskaming	74	57	16	(6)
Northwestern Ontario	2,338	2,336	2,066	1,918
Kenora	536	513	496	457
Rainy River	65	44	16	22
Thunder Bay	1,737	1,779	1,554	1,440

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.4.5
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	88,452	91,572	80,211	74,105
Eastern Ontario	10,665	10,820	8,729	7,874
Dundas	34	35	24	4
Frontenac	932	745	533	441
Glengarry	37	90	62	41
Grenville	155	225	181	142
Hastings	600	577	383	284
Lanark	250	347	279	243
Leeds	359	426	346	290
Lennox & Addington	(26)	(29)	(49)	(64)
Ottawa-Carleton (R.M.)	7,273	7,245	6,249	5,897
Prescott	261	319	243	214
Prince Edward	44	84	45	19
Renfrew	343	322	141	93
Russell	164	215	196	181
Stormont	239	221	96	89
Central Ontario	62,100	64,502	57,871	54,019
Brant	905	1,038	878	790
Dufferin	353	458	437	413
Durham (R.M.)	4,847	5,887	5,765	5,646
Haldimand-Norfolk (R.M.)	682	858	721	644
Haliburton	39	73	61	48
Halton (R.M.)	4,510	5,527	5,736	5,594
Hamilton-Wentworth (R.M.)	3,709	3,405	2,793	2,370
Muskoka (D.M.)	204	305	235	221
Niagara (R.M.)	2,505	2,724	2,153	1,668
Northumberland	279	392	275	212
Peel (R.M.)	7,882	9,272	8,694	8,216
Peterborough	750	898	720	596
Simcoe	2,025	2,507	2,065	1,851
Toronto (M.M.)	21,863	17,393	13,943	12,774
Victoria	295	426	379	351
Waterloo (R.M.)	4,019	4,228	3,979	3,786
Wellington	1,472	1,609	1,437	1,346
York (R.M.)	5,763	7,503	7,600	7,493
Southwestern Ontario	9,505	9,938	8,571	7,570
Bruce	329	396	355	362
Elgin	395	452	389	318
Essex	2,083	2,126	1,799	1,519
Grey	245	396	353	291
Huron	139	166	134	96
Kent	553	527	416	348
Lambton	1,016	1,012	880	751
Middlesex	3,854	3,889	3,462	3,185
Oxford	545	607	497	439
Perth	346	369	287	261
Northeastern Ontario	3,845	3,945	2,900	2,636
Algoma	1,602	1,696	1,500	1,375
Cochrane	839	816	685	661
Manitoulin	0	15	17	16
Nipissing	359	331	129	81
Parry Sound	107	235	167	150
Sudbury	865	792	381	356
Timiskaming	74	60	21	(3)
Northwestern Ontario	2,338	2,367	2,140	2,006
Kenora	536	516	504	465
Rainy River	65	47	23	29
Thunder Bay	1,737	1,804	1,613	1,512

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 5.4.6
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	88,452	95,082	88,191	83,581
Eastern Ontario	10,665	11,144	9,460	8,732
Dundas	34	37	28	7
Frontenac	932	769	586	501
Glengarry	37	91	63	44
Grenville	155	228	189	151
Hastings	600	593	417	320
Lanark	250	351	288	255
Leeds	359	433	360	309
Lennox & Addington	(26)	(30)	(52)	(69)
Ottawa-Carleton (R.M.)	7,273	7,489	6,810	6,569
Prescott	261	322	251	222
Prince Edward	44	86	49	23
Renfrew	343	330	158	109
Russell	164	215	197	183
Stormont	239	230	115	108
Central Ontario	62,100	67,285	64,241	61,629
Brant	905	1,061	931	853
Dufferin	353	463	449	428
Durham (R.M.)	4,847	6,149	6,372	6,383
Haldimand-Norfolk (R.M.)	682	867	742	672
Haliburton	39	74	63	51
Halton (R.M.)	4,510	5,799	6,369	6,368
Hamilton-Wentworth (R.M.)	3,709	3,542	3,103	2,730
Muskoka (D.M.)	204	307	242	231
Niagara (R.M.)	2,505	2,808	2,338	1,881
Northumberland	279	398	289	229
Peel (R.M.)	7,882	9,461	9,139	8,775
Peterborough	750	911	751	635
Simcoe	2,025	2,540	2,143	1,949
Toronto (M.M.)	21,863	18,678	16,830	16,125
Victoria	295	430	389	365
Waterloo (R.M.)	4,019	4,360	4,285	4,154
Wellington	1,472	1,645	1,521	1,448
York (R.M.)	5,763	7,792	8,286	8,354
Southwestern Ontario	9,505	10,256	9,275	8,383
Bruce	329	402	370	379
Elgin	395	463	413	347
Essex	2,083	2,228	2,022	1,770
Grey	245	404	370	311
Huron	139	173	147	110
Kent	553	548	460	395
Lambton	1,016	1,041	945	826
Middlesex	3,854	3,994	3,706	3,479
Oxford	545	623	532	481
Perth	346	379	309	286
Northeastern Ontario	3,845	3,998	3,001	2,741
Algoma	1,602	1,716	1,546	1,433
Cochrane	839	825	703	680
Manitoulin	0	15	17	16
Nipissing	359	338	140	90
Parry Sound	107	237	172	156
Sudbury	865	804	400	366
Timiskaming	74	62	24	(1)
Northwestern Ontario	2,338	2,399	2,213	2,095
Kenora	536	519	510	471
Rainy River	65	50	29	35
Thunder Bay	1,737	1,830	1,674	1,590

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.1.1
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,786	85,058	80,376	79,594
25-44	328,456	377,308	415,401	414,777	403,466
45-64	136,035	143,420	151,826	169,866	190,579
65+	75,467	86,335	100,927	113,864	122,843
ALL AGES 15+	642,459	703,849	753,212	778,883	796,482
FEMALES:					
15-24	71,658	65,848	57,572	54,429	54,125
25-44	173,312	199,752	217,855	215,103	205,284
45-64	88,695	93,500	98,100	110,588	125,929
65+	114,706	134,795	159,128	177,895	191,335
ALL AGES 15+	448,371	493,895	532,655	558,016	576,673
TOTALS:					
15-24	174,159	162,635	142,630	134,805	133,719
25-44	501,768	577,060	633,256	629,880	608,750
45-64	224,730	236,920	249,926	280,454	316,508
65+	190,173	221,130	260,055	291,759	314,178
ALL AGES 15+	1,090,830	1,197,745	1,285,867	1,336,899	1,373,155
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.08	6.61	6.01	5.80
25-44	30.11	31.50	32.31	31.03	29.38
45-64	12.47	11.97	11.81	12.71	13.88
65+	6.92	7.21	7.85	8.52	8.95
ALL AGES 15+	58.90	58.76	58.58	58.26	58.00
FEMALES:					
15-24	6.57	5.50	4.48	4.07	3.94
25-44	15.89	16.68	16.94	16.09	14.95
45-64	8.13	7.81	7.63	8.27	9.17
65+	10.52	11.25	12.38	13.31	13.93
ALL AGES 15+	41.10	41.24	41.42	41.74	42.00
TOTALS:					
15-24	15.97	13.58	11.09	10.08	9.74
25-44	46.00	48.18	49.25	47.12	44.33
45-64	20.60	19.78	19.44	20.98	23.05
65+	17.43	18.46	20.22	21.82	22.88
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44,45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.1.2
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,786	85,710	82,190	82,464
25-44	328,456	377,308	418,332	424,025	419,412
45-64	136,035	143,420	152,177	171,020	192,888
65+	75,467	86,335	101,136	114,543	124,055
ALL AGES 15+	642,459	703,849	757,355	791,777	818,819
FEMALES:					
15-24	71,658	65,848	58,114	55,878	56,303
25-44	173,312	199,752	219,249	219,655	213,398
45-64	88,695	93,500	98,405	111,522	127,599
65+	114,706	134,795	159,460	179,010	193,441
ALL AGES 15+	448,371	493,895	535,228	566,065	590,741
TOTALS:					
15-24	174,159	162,635	143,824	138,068	138,767
25-44	501,768	577,060	637,581	643,679	632,810
45-64	224,730	236,920	250,582	282,542	320,487
65+	190,173	221,130	260,596	293,553	317,496
ALL AGES 15+	1,090,830	1,197,745	1,292,582	1,357,843	1,409,561
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.08	6.63	6.05	5.85
25-44	30.11	31.50	32.36	31.23	29.75
45-64	12.47	11.97	11.77	12.59	13.68
65+	6.92	7.21	7.82	8.44	8.80
ALL AGES 15+	58.90	58.76	58.59	58.31	58.09
FEMALES:					
15-24	6.57	5.50	4.50	4.12	3.99
25-44	15.89	16.68	16.96	16.18	15.14
45-64	8.13	7.81	7.61	8.21	9.05
65+	10.52	11.25	12.34	13.18	13.72
ALL AGES 15+	41.10	41.24	41.41	41.69	41.91
TOTALS:					
15-24	15.97	13.58	11.13	10.17	9.84
25-44	46.00	48.18	49.33	47.40	44.89
45-64	20.60	19.78	19.39	20.81	22.74
65+	17.43	18.46	20.16	21.62	22.52
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44,45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.1.3
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,786	86,362	84,005	85,334
25-44	328,456	377,308	421,261	433,269	435,355
45-64	136,035	143,420	152,528	172,173	195,199
65+	75,467	86,335	101,346	115,221	125,270
ALL AGES 15+	642,459	703,849	761,497	804,668	841,158
FEMALES:					
15-24	71,658	65,848	58,656	57,328	58,481
25-44	173,312	199,752	220,643	224,205	221,512
45-64	88,695	93,500	98,710	112,456	129,270
65+	114,706	134,795	159,790	180,123	195,544
ALL AGES 15+	448,371	493,895	537,799	574,113	604,807
TOTALS:					
15-24	174,159	162,635	145,018	141,333	143,816
25-44	501,768	577,060	641,904	657,475	656,867
45-64	224,730	236,920	251,238	284,629	324,469
65+	190,173	221,130	261,136	295,344	320,813
ALL AGES 15+	1,090,830	1,197,745	1,299,296	1,378,781	1,445,965
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.08	6.65	6.09	5.90
25-44	30.11	31.50	32.42	31.42	30.11
45-64	12.47	11.97	11.74	12.49	13.50
65+	6.92	7.21	7.80	8.36	8.66
ALL AGES 15+	58.90	58.76	58.61	58.36	58.17
FEMALES:					
15-24	6.57	5.50	4.51	4.16	4.04
25-44	15.89	16.68	16.98	16.26	15.32
45-64	8.13	7.81	7.60	8.16	8.94
65+	10.52	11.25	12.30	13.06	13.52
ALL AGES 15+	41.10	41.24	41.39	41.64	41.83
TOTALS:					
15-24	15.97	13.58	11.16	10.25	9.95
25-44	46.00	48.18	49.40	47.69	45.43
45-64	20.60	19.78	19.34	20.64	22.44
65+	17.43	18.46	20.10	21.42	22.19
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44,45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.1.4
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,786	85,054	80,366	80,657
25-44	328,456	377,306	415,387	414,737	403,387
45-64	136,035	143,419	151,824	169,860	190,565
65+	75,467	86,336	100,927	113,859	122,834
ALL AGES 15+	642,459	703,847	753,192	778,822	797,444
FEMALES:					
15-24	71,658	65,848	57,570	54,423	54,840
25-44	173,312	199,751	217,848	215,084	205,243
45-64	88,695	93,500	98,098	110,583	125,919
65+	114,706	134,795	159,125	177,889	191,322
ALL AGES 15+	448,371	493,894	532,641	557,980	577,324
TOTALS:					
15-24	174,159	162,634	142,624	134,789	135,497
25-44	501,768	577,058	633,235	629,821	608,630
45-64	224,730	236,919	249,922	280,444	316,484
65+	190,173	221,131	260,052	291,749	314,157
ALL AGES 15+	1,090,830	1,197,741	1,285,833	1,336,802	1,374,768
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.08	6.61	6.01	5.87
25-44	30.11	31.50	32.30	31.02	29.34
45-64	12.47	11.97	11.81	12.71	13.86
65+	6.92	7.21	7.85	8.52	8.93
ALL AGES 15+	58.90	58.76	58.58	58.26	58.01
FEMALES:					
15-24	6.57	5.50	4.48	4.07	3.99
25-44	15.89	16.68	16.94	16.09	14.93
45-64	8.13	7.81	7.63	8.27	9.16
65+	10.52	11.25	12.38	13.31	13.92
ALL AGES 15+	41.10	41.24	41.42	41.74	41.99
TOTALS:					
15-24	15.97	13.58	11.09	10.08	9.86
25-44	46.00	48.18	49.25	47.11	44.27
45-64	20.60	19.78	19.44	20.98	23.02
65+	17.43	18.46	20.22	21.82	22.85
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44,45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.1.5
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	102,501	96,706	85,706	82,182	83,527
25-44	328,456	377,306	418,317	423,984	419,330
45-64	136,035	143,419	152,175	171,013	192,875
65+	75,467	86,336	101,135	114,539	124,046
ALL AGES 15+	642,459	703,847	757,333	791,719	819,778
FEMALES:					
15-24	71,658	65,848	58,112	55,872	57,018
25-44	173,312	199,751	219,243	219,635	213,358
45-64	88,695	93,500	98,403	111,517	127,590
65+	114,706	134,795	159,457	179,005	193,426
ALL AGES 15+	448,371	493,894	535,215	566,028	591,392
TOTALS:					
15-24	174,159	162,634	143,817	138,054	140,545
25-44	501,768	577,058	637,560	643,619	632,688
45-64	224,730	236,919	250,579	282,530	320,465
65+	190,173	221,131	260,592	293,544	317,472
ALL AGES 15+	1,090,830	1,197,741	1,292,548	1,357,747	1,411,170
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	9.40	8.08	6.63	6.05	5.92
25-44	30.11	31.50	32.36	31.23	29.72
45-64	12.47	11.97	11.77	12.60	13.67
65+	6.92	7.21	7.82	8.44	8.79
ALL AGES 15+	58.90	58.76	58.59	58.31	58.09
FEMALES:					
15-24	6.57	5.50	4.50	4.12	4.04
25-44	15.89	16.68	16.96	16.18	15.12
45-64	8.13	7.81	7.61	8.21	9.04
65+	10.52	11.25	12.34	13.18	13.71
ALL AGES 15+	41.10	41.24	41.41	41.69	41.91
TOTALS:					
15-24	15.97	13.58	11.13	10.17	9.96
25-44	46.00	48.18	49.33	47.40	44.83
45-64	20.60	19.78	19.39	20.81	22.71
65+	17.43	18.46	20.16	21.62	22.50
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44,45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.1.6
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,786	86,357	83,987	86,374
25-44	328,456	377,306	421,240	433,189	435,172
45-64	136,035	143,419	152,526	172,162	195,170
65+	75,467	86,336	101,343	115,212	125,247
ALL AGES 15+	642,459	703,847	761,466	804,550	841,963
FEMALES:					
15-24	71,658	65,848	58,652	57,315	59,180
25-44	173,312	199,751	220,634	224,168	221,421
45-64	88,695	93,500	98,708	112,447	129,248
65+	114,706	134,795	159,787	180,111	195,514
ALL AGES 15+	448,371	493,894	537,781	574,040	605,363
TOTALS:					
15-24	174,159	162,634	145,009	141,302	145,554
25-44	501,768	577,058	641,874	657,357	656,593
45-64	224,730	236,919	251,234	284,609	324,418
65+	190,173	221,131	261,131	295,322	320,761
ALL AGES 15+	1,090,830	1,197,741	1,299,248	1,378,590	1,447,326
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.08	6.65	6.09	5.97
25-44	30.11	31.50	32.42	31.42	30.07
45-64	12.47	11.97	11.74	12.49	13.48
65+	6.92	7.21	7.80	8.36	8.65
ALL AGES 15+	58.90	58.76	58.61	58.36	58.17
FEMALES:					
15-24	6.57	5.50	4.51	4.16	4.09
25-44	15.89	16.68	16.98	16.26	15.30
45-64	8.13	7.81	7.60	8.16	8.93
65+	10.52	11.25	12.30	13.06	13.51
ALL AGES 15+	41.10	41.24	41.39	41.64	41.83
TOTALS:					
15-24	15.97	13.58	11.16	10.25	10.06
25-44	46.00	48.18	49.40	47.68	45.37
45-64	20.60	19.78	19.34	20.64	22.42
65+	17.43	18.46	20.10	21.42	22.16
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44,45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.2.1
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,197,745	1,285,867	1,336,899	1,373,155
Eastern Ontario	164,475	179,503	191,634	197,786	202,101
Dundas	1,375	1,382	1,357	1,312	1,262
Frontenac	15,520	16,479	16,931	16,934	16,738
Glengarry	1,220	1,243	1,267	1,265	1,256
Grenville	2,215	2,360	2,519	2,605	2,645
Hastings	12,245	12,856	13,264	13,290	13,189
Lanark	4,300	4,549	4,817	4,945	5,006
Leeds	5,375	5,700	6,011	6,161	6,233
Lennox & Addington	2,590	2,504	2,354	2,170	2,004
Ottawa-Carleton (R.M.)	98,435	110,417	120,544	126,642	131,584
Prescott	2,735	3,016	3,295	3,462	3,570
Prince Edward	1,805	1,869	1,936	1,943	1,919
Renfrew	7,810	8,002	8,049	7,865	7,631
Russell	1,130	1,241	1,358	1,443	1,520
Stormont	7,720	7,883	7,932	7,750	7,545
Central Ontario	701,930	776,853	838,726	876,029	903,440
Brant	11,285	12,340	13,397	14,036	14,452
Dufferin	2,200	2,544	2,929	3,245	3,534
Durham (R.M.)	24,555	30,171	36,114	41,020	45,213
Haldimand-Norfolk (R.M.)	7,870	8,635	9,459	10,028	10,420
Haliburton	695	749	805	838	855
Halton (R.M.)	23,420	29,109	35,052	40,537	45,475
Hamilton-Wentworth (R.M.)	56,450	60,823	64,066	65,528	65,933
Muskoka (D.M.)	2,885	3,077	3,319	3,452	3,539
Niagara (R.M.)	35,415	37,897	39,969	40,912	41,159
Northumberland	5,725	6,013	6,312	6,405	6,406
Peel (R.M.)	47,980	58,090	68,985	77,754	85,364
Peterborough	10,375	11,259	12,101	12,558	12,787
Simcoe	19,710	21,866	24,097	25,497	26,513
Toronto (M.M.)	380,810	408,842	423,540	425,184	424,159
Victoria	3,740	4,075	4,441	4,693	4,865
Waterloo (R.M.)	39,930	45,696	51,067	55,088	58,249
Wellington	14,115	15,869	17,570	18,779	19,690
York (R.M.)	14,770	19,798	25,505	30,476	34,826
Southwestern Ontario	141,185	152,347	161,722	167,051	169,949
Bruce	4,355	4,602	4,837	4,962	5,074
Elgin	6,505	6,824	7,099	7,217	7,255
Essex	32,950	35,063	36,626	37,271	37,458
Grey	6,840	7,098	7,390	7,552	7,587
Huron	4,135	4,239	4,282	4,261	4,201
Kent	11,265	11,806	12,153	12,234	12,168
Lambton	12,350	13,425	14,309	14,869	15,129
Middlesex	48,345	54,036	59,051	62,368	64,657
Oxford	8,135	8,662	9,158	9,415	9,533
Perth	6,305	6,592	6,817	6,900	6,886
Northeastern Ontario	61,210	64,692	67,336	68,212	68,939
Algoma	14,065	15,936	17,746	19,100	20,100
Cochrane	10,730	11,618	12,334	12,765	13,127
Manitoulin	710	713	712	709	701
Nipissing	8,785	8,943	8,929	8,650	8,441
Parry Sound	2,280	2,395	2,557	2,635	2,684
Sudbury	20,295	20,740	20,790	20,239	19,924
Timiskaming	4,345	4,348	4,268	4,113	3,961
Northwestern Ontario	22,030	24,349	26,449	27,821	28,727
Kenora	4,845	5,324	5,734	6,040	6,266
Rainy River	1,710	1,741	1,731	1,680	1,638
Thunder Bay	15,475	17,283	18,983	20,101	20,823

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.2.2
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,197,745	1,292,582	1,357,843	1,409,561
Eastern Ontario	164,475	179,503	192,361	200,052	206,041
Dundas	1,375	1,382	1,360	1,318	1,273
Frontenac	15,520	16,479	16,982	17,089	17,003
Glengarry	1,220	1,243	1,268	1,269	1,262
Grenville	2,215	2,360	2,523	2,618	2,668
Hastings	12,245	12,856	13,292	13,378	13,339
Lanark	4,300	4,549	4,823	4,962	5,036
Leeds	5,375	5,700	6,021	6,190	6,283
Lennox & Addington	2,590	2,504	2,354	2,170	2,001
Ottawa-Carleton (R.M.)	98,435	110,417	121,129	128,478	134,792
Prescott	2,735	3,016	3,299	3,476	3,594
Prince Edward	1,805	1,869	1,939	1,950	1,932
Renfrew	7,810	8,002	8,062	7,904	7,698
Russell	1,130	1,241	1,358	1,444	1,522
Stormont	7,720	7,883	7,951	7,806	7,640
Central Ontario	701,930	776,853	844,040	892,614	932,292
Brant	11,285	12,340	13,433	14,150	14,651
Dufferin	2,200	2,544	2,935	3,261	3,563
Durham (R.M.)	24,555	30,171	36,473	42,148	47,194
Haldimand-Norfolk (R.M.)	7,870	8,635	9,470	10,066	10,489
Haliburton	695	749	805	840	857
Halton (R.M.)	23,420	29,109	35,454	41,808	47,712
Hamilton-Wentworth (R.M.)	56,450	60,823	64,335	66,363	67,378
Muskoka (D.M.)	2,885	3,077	3,321	3,461	3,557
Niagara (R.M.)	35,415	37,897	40,091	41,291	41,814
Northumberland	5,725	6,013	6,321	6,433	6,454
Peel (R.M.)	47,980	58,090	69,280	78,686	87,014
Peterborough	10,375	11,259	12,121	12,620	12,897
Simcoe	19,710	21,866	24,141	25,637	26,761
Toronto (M.M.)	380,810	408,842	426,686	434,949	441,038
Victoria	3,740	4,075	4,445	4,706	4,890
Waterloo (R.M.)	39,930	45,696	51,317	55,874	59,626
Wellington	14,115	15,869	17,628	18,961	20,010
York (R.M.)	14,770	19,798	25,785	31,361	36,388
Southwestern Ontario	141,185	152,347	162,259	168,726	172,849
Bruce	4,355	4,602	4,844	4,986	5,114
Elgin	6,505	6,824	7,115	7,268	7,341
Essex	32,950	35,063	36,789	37,776	38,328
Grey	6,840	7,098	7,400	7,586	7,643
Huron	4,135	4,239	4,290	4,286	4,243
Kent	11,265	11,806	12,187	12,339	12,347
Lambton	12,350	13,425	14,354	15,007	15,368
Middlesex	48,345	54,036	59,265	63,041	65,834
Oxford	8,135	8,662	9,181	9,490	9,662
Perth	6,305	6,592	6,832	6,947	6,968
Northeastern Ontario	61,210	64,692	67,429	68,486	69,400
Algoma	14,065	15,936	17,778	19,202	20,279
Cochrane	10,730	11,618	12,351	12,815	13,210
Manitoulin	710	713	713	710	702
Nipissing	8,785	8,943	8,942	8,688	8,502
Parry Sound	2,280	2,395	2,559	2,641	2,695
Sudbury	20,295	20,740	20,814	20,307	20,034
Timiskaming	4,345	4,348	4,272	4,124	3,978
Northwestern Ontario	22,030	24,349	26,494	27,964	28,978
Kenora	4,845	5,324	5,739	6,053	6,288
Rainy River	1,710	1,741	1,735	1,691	1,657
Thunder Bay	15,475	17,283	19.020	20,220	21,033

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.2.3
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,197,745	1,299,296	1,378,781	1,445,965
Eastern Ontario	164,475	179,503	193,087	202,316	209,982
Dundas	1,375	1,382	1,361	1,324	1,282
Frontenac	15,520	16,479	17,032	17,243	17,269
Glengarry	1,220	1,243	1,269	1,272	1,267
Grenville	2,215	2,360	2,527	2,632	2,691
Hastings	12,245	12,856	13,321	13,467	13,489
Lanark	4,300	4,549	4,828	4,979	5,067
Leeds	5,375	5,700	6,030	6,218	6,334
Lennox & Addington	2,590	2,504	2,355	2,169	1,999
Ottawa-Carleton (R.M.)	98,435	110,417	121,716	130,314	137,998
Prescott	2,735	3,016	3,303	3,489	3,618
Prince Edward	1,805	1,869	1,942	1,958	1,945
Renfrew	7,810	8,002	8,076	7,944	7,765
Russell	1,130	1,241	1,358	1,445	1,524
Stormont	7,720	7,883	7,969	7,861	7,733
Central Ontario	701,930	776,853	849,352	909,196	961,144
Brant	11,285	12,340	13,469	14,264	14,851
Dufferin	2,200	2,544	2,940	3,277	3,592
Durham (R.M.)	24,555	30,171	36,830	43,277	49,175
Haldimand-Norfolk (R.M.)	7,870	8,635	9,482	10,104	10,558
Haliburton	695	749	806	841	860
Halton (R.M.)	23,420	29,109	35,857	43,079	49,948
Hamilton-Wentworth (R.M.)	56,450	60,823	64,603	67,198	68,824
Muskoka (D.M.)	2,885	3,077	3,324	3,471	3,575
Niagara (R.M.)	35,415	37,897	40,213	41,670	42,468
Northumberland	5,725	6,013	6,330	6,460	6,502
Peel (R.M.)	47,980	58,090	69,574	79,617	88,663
Peterborough	10,375	11,259	12,140	12,681	13,006
Simcoe	19,710	21,866	24,185	25,777	27,009
Toronto (M.M.)	380,810	408,842	429,832	444,713	457,916
Victoria	3,740	4,075	4,449	4,719	4,915
Waterloo (R.M.)	39,930	45,696	51,567	56,661	61,003
Wellington	14,115	15,869	17,686	19,143	20,330
York (R.M.)	14,770	19,798	26,064	32,245	37,951
Southwestern Ontario	141,185	152,347	162,798	170,399	175,750
Bruce	4,355	4,602	4,851	5,009	5,155
Elgin	6,505	6,824	7,132	7,318	7,427
Essex	32,950	35,063	36,953	38,280	39,197
Grey	6,840	7,098	7,411	7,620	7,704
Huron	4,135	4,239	4,299	4,311	4,284
Kent	11,265	11,806	12,221	12,444	12,527
Lambton	12,350	13,425	14,399	15,146	15,608
Middlesex	48,345	54,036	59,479	63,713	67,009
Oxford	8,135	8,662	9,205	9,564	9,790
Perth	6,305	6,592	6,848	6,996	7,050
Northeastern Ontario	61,210	64,692	67,520	68,762	69,861
Algoma	14,065	15,936	17,810	19,303	20,458
Cochrane	10,730	11,618	12,367	12,864	13,294
Manitoulin	710	713	713	711	703
Nipissing	8,785	8,943	8,955	8,726	8,563
Parry Sound	2,280	2,395	2,561	2,647	2,706
Sudbury	20,295	20,740	20,838	20,377	20,144
Timiskaming	4,345	4,348	4,276	4,134	3,994
Northwestern Ontario	22,030	24,349	26,539	28,108	29,228
Kenora	4,845	5,324	5,743	6,067	6,310
Rainy River	1,710	1,741	1,739	1,702	1,675
Thunder Bay	15,475	17,283	19,058	20,339	21,243

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.2.4
NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,197,741	1,285,833	1,336,802	1,374,768
Eastern Ontario	164,475	179,502	191,630	197,775	202,346
Dundas	1,375	1,382	1,357	1,311	1,263
Frontenac	15,520	16,479	16,929	16,928	16,749
Glengarry	1,220	1,243	1,267	1,265	1,257
Grenville	2,215	2,360	2,519	2,605	2,648
Hastings	12,245	12,856	13,262	13,286	13,198
Lanark	4,300	4,549	4,817	4,946	5,013
Leeds	5,375	5,700	6,011	6,162	6,241
Lennox & Addington	2,590	2,504	2,353	2,167	2,002
Ottawa-Carleton (R.M.)	98,435	110,417	120,548	126,652	131,772
Prescott	2,735	3,016	3,295	3,462	3,576
Prince Edward	1,805	1,869	1,936	1,943	1,921
Renfrew	7,810	8,002	8,047	7,859	7,634
Russell	1,130	1,241	1,358	1,443	1,523
Stormont	7,720	7,883	7,930	7,746	7,549
Central Ontario	701,930	776,853	838,715	875,991	904,504
Brant	11,285	12,340	13,397	14,037	14,473
Dufferin	2,200	2,544	2,930	3,247	3,542
Durham (R.M.)	24,555	30,172	36,122	41,041	45,301
Haldimand-Norfolk (R.M.)	7,870	8,635	9,459	10,031	10,439
Haliburton	695	749	805	838	857
Halton (R.M.)	23,420	29,110	35,059	40,560	45,569
Hamilton-Wentworth (R.M.)	56,450	60,822	64,062	65,517	65,997
Muskoka (D.M.)	2,885	3,077	3,319	3,453	3,546
Niagara (R.M.)	35,415	37,897	39,966	40,906	41,198
Northumberland	5,725	6,013	6,312	6,405	6,414
Peel (R.M.)	47,980	58,092	69,003	77,799	85,545
Peterborough	10,375	11,259	12,102	12,560	12,807
Simcoe	19,710	21,867	24,100	25,503	26,557
Toronto (M.M.)	380,810	408,836	423,478	425,010	424,401
Victoria	3,740	4,075	4,442	4,695	4,875
Waterloo (R.M.)	39,930	45,697	51,070	55,098	58,343
Wellington	14,115	15,870	17,572	18,783	19,723
York (R.M.)	14,770	19,800	25,517	30,507	34,917
Southwestern Ontario	141,185	152,347	161,717	167,036	170,150
Bruce	4,355	4,602	4,837	4,962	5,082
Elgin	6,505	6,824	7,098	7,216	7,262
Essex	32,950	35,062	36,622	37,258	37,486
Grey	6,840	7,098	7,390	7,553	7,597
Huron	4,135	4,239	4,282	4,260	4,205
Kent	11,265	11,806	12,151	12,229	12,177
Lambton	12,350	13,425	14,309	14,867	15,145
Middlesex	48,345	54,037	59,055	62,379	64,759
Oxford	8,135	8,662	9,157	9,414	9,544
Perth	6,305	6,592	6,817	6,898	6,893
Northeastern Ontario	61,210	64,691	67,323	68,179	68,996
Algoma	14,065	15,936	17,746	19,103	20,134
Cochrane	10,730	11,617	12,333	12,761	13,144
Manitoulin	710	713	712	709	701
Nipissing	8,785	8,943	8,926	8,642	8,441
Parry Sound	2,280	2,395	2,558	2,636	2,689
Sudbury	20,295	20,739	20,781	20,218	19,925
Timiskaming	4,345	4,348	4,267	4,110	3,962
Northwestern Ontario	22,030	24,349	26,449	27,822	28,772
Kenora	4,845	5,324	5,734	6,039	6,274
Rainy River	1,710	1,741	1,731	1,679	1,639
Thunder Bay	15,475	17,283	18,984	20,104	20,859

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.2.5
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,197,741	1,292,548	1,357,747	1,411,170
Eastern Ontario	164,475	179,502	192,358	200,040	206,285
Dundas	1,375	1,382	1,359	1,317	1,272
Frontenac	15,520	16,479	16,980	17,082	17,014
Glengarry	1,220	1,243	1,268	1,269	1,263
Grenville	2,215	2,360	2,523	2,618	2,671
Hastings	12,245	12,856	13,291	13,374	13,348
Lanark	4,300	4,549	4,823	4,963	5,044
Leeds	5,375	5,700	6,021	6,190	6,292
Lennox & Addington	2,590	2,504	2,353	2,167	1,999
Ottawa-Carleton (R.M.)	98,435	110,417	121,134	128,488	134,979
Prescott	2,735	3,016	3,300	3,476	3,600
Prince Edward	1,805	1,869	1,939	1,950	1,934
Renfrew	7,810	8,002	8,061	7,899	7,701
Russell	1,130	1,241	1,358	1,445	1,525
Stormont	7,720	7,883	7,949	7,801	7,643
Central Ontario	701,930	776,853	844,027	892,576	933,353
Brant	11,285	12,340	13,434	14,151	14,672
Dufferin	2,200	2,544	2,935	3,263	3,572
Durham (R.M.)	24,555	30,172	36,480	42,170	47,283
Haldimand-Norfolk (R.M.)	7,870	8,635	9,471	10,069	10,508
Haliburton	695	749	805	840	859
Halton (R.M.)	23,420	29,110	35,461	41,832	47,806
Hamilton-Wentworth (R.M.)	56,450	60,822	64,331	66,352	67,442
Muskoka (D.M.)	2,885	3,077	3,322	3,463	3,564
Niagara (R.M.)	35,415	37,897	40,088	41,285	41,852
Northumberland	5,725	6,013	6,321	6,433	6,462
Peel (R.M.)	47,980	58,092	69,297	78,730	87,195
Peterborough	10,375	11,259	12,121	12,622	12,916
Simcoe	19,710	21,867	24,144	25,644	26,805
Toronto (M.M.)	380,810	408,836	426,625	434,774	441,275
Victoria	3,740	4,075	4,446	4,708	4,900
Waterloo (R.M.)	39,930	45,697	51,321	55,884	59,720
Wellington	14,115	15,870	17,630	18,965	20,043
York (R.M.)	14,770	19,800	25,796	31,393	36,480
Southwestern Ontario	141,185	152,347	162,253	168,711	173,053
Bruce	4,355	4,602	4,844	4,985	5,122
Elgin	6,505	6,824	7,115	7,266	7,349
Essex	32,950	35,062	36,785	37,763	38,356
Grey	6,840	7,098	7,401	7,586	7,656
Huron	4,135	4,239	4,290	4,284	4,247
Kent	11,265	11,806	12,185	12,334	12,357
Lambton	12,350	13,425	14,353	15,006	15,385
Middlesex	48,345	54,037	59,269	63,051	65,935
Oxford	8,135	8,662	9,181	9,489	9,672
Perth	6,305	6,592	6,832	6,946	6,975
Northeastern Ontario	61,210	64,691	67,415	68,454	69,456
Algoma	14,065	15,936	17,778	19,204	20,313
Cochrane	10,730	11,617	12,349	12,811	13,227
Manitoulin	710	713	712	710	702
Nipissing	8,785	8,943	8,939	8,680	8,501
Parry Sound	2,280	2,395	2,559	2,642	2,700
Sudbury	20,295	20,739	20,806	20,287	20,034
Timiskaming	4,345	4,348	4,271	4,121	3,978
Northwestern Ontario	22,030	24,349	26,494	27,966	29,023
Kenora	4,845	5,324	5,738	6,052	6,296
Rainy River	1,710	1,741	1,735	1,690	1,658
Thunder Bay	15,475	17,283	19,022	20,224	21,069

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.2.6
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,197,741	1,299,248	1,378,590	1,447,326
Eastern Ontario	164,475	179,502	193,082	202,293	210,200
Dundas	1,375	1,382	1,361	1,322	1,280
Frontenac	15,520	16,479	17,030	17,231	17,264
Glengarry	1,220	1,243	1,269	1,271	1,268
Grenville	2,215	2,360	2,528	2,632	2,695
Hastings	12,245	12,856	13,319	13,458	13,486
Lanark	4,300	4,549	4,828	4,981	5,077
Leeds	5,375	5,700	6,030	6,219	6,343
Lennox & Addington	2,590	2,504	2,353	2,164	1,991
Ottawa-Carleton (R.M.)	98,435	110,417	121,721	130,334	138,214
Prescott	2,735	3,016	3,304	3,491	3,626
Prince Edward	1,805	1,869	1,942	1,958	1,946
Renfrew	7,810	8,002	8,073	7,935	7,756
Russell	1,130	1,241	1,359	1,446	1,528
Stormont	7,720	7,883	7,967	7,852	7,725
Central Ontario	701,930	776,853	849,335	909,121	962,095
Brant	11,285	12,340	13,470	14,267	14,875
Dufferin	2,200	2,544	2,941	3,281	3,605
Durham (R.M.)	24,555	30,172	36,842	43,318	49,317
Haldimand-Norfolk (R.M.)	7,870	8,635	9,483	10,110	10,583
Haliburton	695	749	806	842	863
Halton (R.M.)	23,420	29,110	35,866	43,127	50,112
Hamilton-Wentworth (R.M.)	56,450	60,822	64,598	67,176	68,859
Muskoka (D.M.)	2,885	3,077	3,325	3,474	3,585
Niagara (R.M.)	35,415	37,897	40,210	41,658	42,492
Northumberland	5,725	6,013	6,329	6,460	6,509
Peel (R.M.)	47,980	58,092	69,598	79,702	88,951
Peterborough	10,375	11,259	12,141	12,686	13,030
Simcoe	19,710	21,867	24,189	25,790	27,069
Toronto (M.M.)	380,810	408,836	429,746	444,371	457,695
Victoria	3,740	4,075	4,451	4,724	4,931
Waterloo (R.M.)	39,930	45,697	51,572	56,679	61,122
Wellington	14,115	15,870	17,688	19,151	20,374
York (R.M.)	14,770	19,800	26,080	32,307	38,123
Southwestern Ontario	141,185	152,347	162,788	170,369	175,912
Bruce	4,355	4,602	4,851	5,008	5,161
Elgin	6,505	6,824	7,131	7,315	7,431
Essex	32,950	35,062	36,946	38,256	39,192
Grey	6,840	7,098	7,412	7,620	7,716
Huron	4,135	4,239	4,298	4,307	4,284
Kent	11,265	11,806	12,218	12,434	12,523
Lambton	12,350	13,425	14,397	15,142	15,619
Middlesex	48,345	54,037	59,484	63,734	67,136
Oxford	8,135	8,662	9,205	9,561	9,798
Perth	6,305	6,592	6,847	6,992	7,052
Northeastern Ontario	61,210	64,691	67,502	68,697	69,842
Algoma	14,065	15,936	17,811	19,308	20,499
Cochrane	10,730	11,617	12,365	12,856	13,301
Manitoulin	710	713	713	710	702
Nipissing	8,785	8,943	8,950	8,710	8,544
Parry Sound	2,280	2,395	2,562	2,648	2,713
Sudbury	20,295	20,739	20,827	20,336	20,096
Timiskaming	4,345	4,348	4,274	4,127	3,987
Northwestern Ontario	22,030	24,349	26,540	28,110	29,277
Kenora	4,845	5,324	5,742	6,064	6,315
Rainy River	1,710	1,741	1,738	1,700	1,673
Thunder Bay	15,475	17,283	19,060	20,347	21,290

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.89	1.43	0.78	0.54
Eastern Ontario	1.76	1.32	0.63	0.43
Dundas	0.11	-0.37	-0.68	-0.76
Frontenac	1.21	0.54	.00	-0.23
Glengarry	0.38	0.37	-0.02	-0.15
Grenville	1.28	1.31	0.67	0.30
Hastings	0.98	0.63	0.04	-0.15
Lanark	1.13	1.15	0.53	0.24
Leeds	1.18	1.07	0.49	0.23
Lennox & Addington	-0.67	-1.23	-1.62	-1.58
Ottawa-Carleton (R.M.)	2.32	1.77	0.99	0.77
Prescott	1.98	1.78	0.99	0.62
Prince Edward	0.69	0.72	0.07	-0.25
Renfrew	0.49	0.12	-0.46	-0.60
Russell	1.89	1.81	1.22	1.04
Stormont	0.42	0.12	-0.46	-0.53
Central Ontario	2.05	1.54	0.87	0.62
Brant	1.80	1.66	0.94	0.59
Dufferin	2.95	2.86	2.07	1.72
Durham (R.M.)	4.21	3.66	2.58	1.97
Haldimand-Norfolk (R.M.)	1.87	1.84	1.18	0.77
Haliburton	1.50	1.45	0.82	0.40
Halton (R.M.)	4.45	3.79	2.95	2.33
Hamilton-Wentworth (R.M.)	1.50	1.04	0.45	0.12
Muskoka (D.M.)	1.30	1.52	0.79	0.50
Niagara (R.M.)	1.36	1.07	0.47	0.12
Northumberland	0.99	0.97	0.29	.00
Peel (R.M.)	3.90	3.50	2.42	1.89
Peterborough	1.65	1.45	0.74	0.36
Simcoe	2.10	1.96	1.14	0.78
Toronto (M.M.)	1.43	0.71	0.08	-0.05
Victoria	1.73	1.74	1.11	0.72
Waterloo (R.M.)	2.73	2.25	1.53	1.12
Wellington	2.37	2.06	1.34	0.95
York (R.M.)	6.04	5.20	3.63	2.70
Southwestern Ontario	1.53	1.20	0.65	0.34
Bruce	1.11	1.00	0.51	0.45
Elgin	0.96	0.79	0.33	0.10
Essex	1.25	0.88	0.35	0.10
Grey	0.74	0.81	0.44	0.09
Huron	0.50	0.20	-0.10	-0.28
Kent	0.94	0.58	0.13	-0.11
Lambton	1.68	1.28	0.77	0.35
Middlesex	2.25	1.79	1.10	0.72
Oxford	1.26	1.12	0.56	0.25
Perth	0.89	0.67	0.24	-0.04
Northeastern Ontario	1.11	0.80	0.26	0.21
Algoma	2.53	2.17	1.48	1.03
Cochrane	1.60	1.20	0.69	0.56
Manitoulin	0.09	-0.03	-0.08	-0.23
Nipissing	0.36	-0.03	-0.63	-0.49
Parry Sound	0.99	1.32	0.60	0.37
Sudbury	0.43	0.05	-0.54	-0.31
Timiskaming	0.02	-0.37	-0.74	-0.75
Northwestern Ontario	2.02	1.67	1.02	0.64
Kenora	1.90	1.49	1.04	0.73
Rainy River	0.36	-0.11	-0.60	-0.50
Thunder Bay	2.23	1.89	1.15	0.71

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.3.2
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.89	1.54	0.99	0.75
Eastern Ontario	1.76	1.39	0.79	0.59
Dundas	0.11	-0.33	-0.62	-0.70
Frontenac	1.21	0.60	0.13	-0.10
Glengarry	0.38	0.39	0.02	-0.11
Grenville	1.28	1.34	0.74	0.37
Hastings	0.98	0.67	0.13	-0.06
Lanark	1.13	1.18	0.57	0.30
Leeds	1.18	1.10	0.56	0.30
Lennox & Addington	-0.67	-1.23	-1.62	-1.60
Ottawa-Carleton (R.M.)	2.32	1.87	1.18	0.96
Prescott	1.98	1.81	1.05	0.67
Prince Edward	0.69	0.74	0.12	-0.19
Renfrew	0.49	0.15	-0.40	-0.53
Russell	1.89	1.82	1.24	1.05
Stormont	0.42	0.17	-0.37	-0.43
Central Ontario	2.05	1.67	1.13	0.87
Brant	1.80	1.71	1.04	0.70
Dufferin	2.95	2.90	2.13	1.79
Durham (R.M.)	4.21	3.87	2.93	2.29
Haldimand-Norfolk (R.M.)	1.87	1.86	1.23	0.83
Haliburton	1.50	1.46	0.84	0.42
Halton (R.M.)	4.45	4.02	3.35	2.68
Hamilton-Wentworth (R.M.)	1.50	1.13	0.62	0.30
Muskoka (D.M.)	1.30	1.54	0.83	0.55
Niagara (R.M.)	1.36	1.13	0.59	0.25
Northumberland	0.99	1.00	0.35	0.07
Peel (R.M.)	3.90	3.59	2.58	2.03
Peterborough	1.65	1.49	0.81	0.44
Simcoe	2.10	2.00	1.21	0.86
Toronto (M.M.)	1.43	0.86	0.38	0.28
Victoria	1.73	1.76	1.15	0.77
Waterloo (R.M.)	2.73	2.35	1.72	1.31
Wellington	2.37	2.12	1.47	1.08
York (R.M.)	6.04	5.43	3.99	3.02
Southwestern Ontario	1.53	1.27	0.78	0.48
Bruce	1.11	1.03	0.58	0.51
Elgin	0.96	0.84	0.43	0.20
Essex	1.25	0.97	0.53	0.29
Grey	0.74	0.84	0.50	0.16
Huron	0.50	0.24	-0.02	-0.20
Kent	0.94	0.64	0.25	0.01
Lambton	1.68	1.35	0.89	0.48
Middlesex	2.25	1.86	1.24	0.87
Oxford	1.26	1.17	0.66	0.36
Perth	0.89	0.72	0.34	0.06
Northeastern Ontario	1.11	0.83	0.31	0.27
Algoma	2.53	2.21	1.55	1.10
Cochrane	1.60	1.23	0.74	0.61
Manitoulin	0.09	-0.01	-0.08	-0.23
Nipissing	0.36	.00	-0.57	-0.43
Parry Sound	0.99	1.34	0.63	0.41
Sudbury	0.43	0.07	-0.49	-0.27
Timiskaming	0.02	-0.35	-0.70	-0.72
Northwestern Ontario	2.02	1.70	1.09	0.71
Kenora	1.90	1.51	1.07	0.76
Rainy River	0.36	-0.07	-0.52	-0.41
Thunder Bay	2.23	1.93	1.23	0.79

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.89	1.64	1.19	0.96
Eastern Ontario	1.76	1.47	0.94	0.75
Dundas	0.11	-0.31	-0.56	-0.63
Frontenac	1.21	0.66	0.25	0.03
Glengarry	0.38	0.41	0.05	-0.08
Grenville	1.28	1.37	0.82	0.45
Hastings	0.98	0.71	0.22	0.03
Lanark	1.13	1.20	0.62	0.35
Leeds	1.18	1.13	0.62	0.37
Lennox & Addington	-0.67	-1.23	-1.63	-1.62
Ottawa-Carleton (R.M.)	2.32	1.97	1.37	1.15
Prescott	1.98	1.84	1.10	0.73
Prince Edward	0.69	0.77	0.17	-0.13
Renfrew	0.49	0.18	-0.33	-0.45
Russell	1.89	1.82	1.25	1.07
Stormont	0.42	0.22	-0.27	-0.33
Central Ontario	2.05	1.80	1.37	1.12
Brant	1.80	1.77	1.15	0.81
Dufferin	2.95	2.94	2.19	1.86
Durham (R.M.)	4.21	4.07	3.28	2.59
Haldimand-Norfolk (R.M.)	1.87	1.89	1.28	0.88
Haliburton	1.50	1.48	0.85	0.46
Halton (R.M.)	4.45	4.26	3.74	3.00
Hamilton-Wentworth (R.M.)	1.50	1.21	0.79	0.48
Muskoka (D.M.)	1.30	1.56	0.87	0.59
Niagara (R.M.)	1.36	1.19	0.71	0.38
Northumberland	0.99	1.03	0.41	0.13
Peel (R.M.)	3.90	3.67	2.73	2.18
Peterborough	1.65	1.52	0.88	0.51
Simcoe	2.10	2.04	1.28	0.94
Toronto (M.M.)	1.43	1.01	0.68	0.59
Victoria	1.73	1.78	1.18	0.82
Waterloo (R.M.)	2.73	2.45	1.90	1.49
Wellington	2.37	2.19	1.60	1.21
York (R.M.)	6.04	5.65	4.35	3.31
Southwestern Ontario	1.53	1.34	0.92	0.62
Bruce	1.11	1.06	0.64	0.57
Elgin	0.96	0.88	0.52	0.30
Essex	1.25	1.06	0.71	0.47
Grey	0.74	0.87	0.56	0.22
Huron	0.50	0.28	0.06	-0.12
Kent	0.94	0.69	0.36	0.13
Lambton	1.68	1.41	1.02	0.60
Middlesex	2.25	1.94	1.38	1.01
Oxford	1.26	1.22	0.77	0.47
Perth	0.89	0.77	0.43	0.15
Northeastern Ontario	1.11	0.86	0.37	0.32
Algoma	2.53	2.25	1.62	1.17
Cochrane	1.60	1.26	0.79	0.66
Manitoulin	0.09	-0.01	-0.06	-0.22
Nipissing	0.36	0.03	-0.52	-0.38
Parry Sound	0.99	1.35	0.67	0.44
Sudbury	0.43	0.09	-0.45	-0.23
Timiskaming	0.02	-0.34	-0.67	-0.69
Northwestern Ontario	2.02	1.74	1.16	0.78
Kenora	1.90	1.52	1.10	0.79
Rainy River	0.36	-0.03	-0.42	-0.32
Thunder Bay	2.23	1.97	1.31	0.87

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.89	1.43	0.78	0.56
Eastern Ontario	1.76	1.32	0.63	0.46
Dundas	0.11	-0.37	-0.69	-0.74
Frontenac	1.21	0.54	.00	-0.21
Glengarry	0.38	0.37	-0.02	-0.13
Grenville	1.28	1.31	0.68	0.33
Hastings	0.98	0.62	0.04	-0.13
Lanark	1.13	1.15	0.53	0.27
Leeds	1.18	1.07	0.49	0.26
Lennox & Addington	-0.67	-1.24	-1.63	-1.58
Ottawa-Carleton (R.M.)	2.32	1.77	0.99	0.80
Prescott	1.98	1.79	0.99	0.65
Prince Edward	0.69	0.71	0.07	-0.23
Renfrew	0.49	0.11	-0.47	-0.58
Russell	1.90	1.81	1.23	1.08
Stormont	0.42	0.12	-0.47	-0.51
Central Ontario	2.05	1.54	0.87	0.64
Brant	1.80	1.66	0.94	0.61
Dufferin	2.95	2.87	2.07	1.76
Durham (R.M.)	4.21	3.66	2.59	2.00
Haldimand-Norfolk (R.M.)	1.87	1.84	1.18	0.80
Haliburton	1.50	1.46	0.82	0.44
Halton (R.M.)	4.45	3.79	2.96	2.36
Hamilton-Wentworth (R.M.)	1.50	1.04	0.45	0.15
Muskoka (D.M.)	1.30	1.52	0.80	0.53
Niagara (R.M.)	1.36	1.07	0.47	0.14
Northumberland	0.99	0.97	0.29	0.03
Peel (R.M.)	3.90	3.50	2.43	1.92
Peterborough	1.65	1.46	0.75	0.39
Simcoe	2.10	1.96	1.14	0.81
Toronto (M.M.)	1.43	0.71	0.07	-0.03
Victoria	1.73	1.74	1.11	0.75
Waterloo (R.M.)	2.73	2.25	1.53	1.15
Wellington	2.37	2.06	1.34	0.98
York (R.M.)	6.04	5.20	3.64	2.74
Southwestern Ontario	1.53	1.20	0.65	0.37
Bruce	1.11	1.00	0.51	0.48
Elgin	0.96	0.79	0.33	0.13
Essex	1.25	0.87	0.34	0.12
Grey	0.74	0.81	0.44	0.12
Huron	0.50	0.20	-0.10	-0.26
Kent	0.94	0.58	0.13	-0.09
Lambton	1.68	1.28	0.77	0.37
Middlesex	2.25	1.79	1.10	0.75
Oxford	1.26	1.12	0.56	0.27
Perth	0.89	0.67	0.24	-0.02
Northeastern Ontario	1.11	0.80	0.25	0.24
Algoma	2.53	2.18	1.48	1.06
Cochrane	1.60	1.20	0.69	0.59
Manitoulin	0.09	-0.03	-0.08	-0.21
Nipissing	0.36	-0.04	-0.64	-0.47
Parry Sound	0.99	1.33	0.61	0.40
Sudbury	0.43	0.04	-0.55	-0.29
Timiskaming	0.02	-0.38	-0.75	-0.73
Northwestern Ontario	2.02	1.67	1.02	0.67
Kenora	1.90	1.49	1.04	0.77
Rainy River	0.36	-0.12	-0.61	-0.48
Thunder Bay	2.23	1.90	1.15	0.74

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.89	1.54	0.99	0.77
Eastern Ontario	1.76	1.39	0.79	0.62
Dundas	0.11	-0.34	-0.63	-0.68
Frontenac	1.21	0.60	0.12	-0.08
Glengarry	0.38	0.39	0.02	-0.09
Grenville	1.28	1.34	0.74	0.40
Hastings	0.98	0.67	0.12	-0.04
Lanark	1.13	1.18	0.57	0.32
Leeds	1.18	1.10	0.56	0.33
Lennox & Addington	-0.67	-1.24	-1.64	-1.60
Ottawa-Carleton (R.M.)	2.32	1.87	1.19	0.99
Prescott	1.98	1.81	1.05	0.70
Prince Edward	0.69	0.74	0.12	-0.16
Renfrew	0.49	0.15	-0.40	-0.51
Russell	1.90	1.82	1.24	1.09
Stormont	0.42	0.17	-0.37	-0.41
Central Ontario	2.05	1.67	1.12	0.90
Brant	1.80	1.71	1.05	0.73
Dufferin	2.95	2.90	2.14	1.83
Durham (R.M.)	4.21	3.87	2.94	2.32
Haldimand-Norfolk (R.M.)	1.87	1.87	1.23	0.86
Haliburton	1.50	1.47	0.84	0.46
Halton (R.M.)	4.45	4.03	3.36	2.71
Hamilton-Wentworth (R.M.)	1.50	1.13	0.62	0.33
Muskoka (D.M.)	1.30	1.54	0.83	0.58
Niagara (R.M.)	1.36	1.13	0.59	0.27
Northumberland	0.99	1.00	0.35	0.09
Peel (R.M.)	3.90	3.59	2.59	2.06
Peterborough	1.65	1.49	0.81	0.46
Simcoe	2.10	2.00	1.21	0.89
Toronto (M.M.)	1.43	0.86	0.38	0.30
Victoria	1.73	1.76	1.15	0.80
Waterloo (R.M.)	2.73	2.35	1.72	1.34
Wellington	2.37	2.13	1.47	1.11
York (R.M.)	6.04	5.43	4.01	3.05
Southwestern Ontario	1.53	1.27	0.78	0.51
Bruce	1.11	1.03	0.58	0.54
Elgin	0.96	0.84	0.42	0.23
Essex	1.25	0.96	0.53	0.31
Grey	0.74	0.84	0.50	0.18
Huron	0.50	0.24	-0.03	-0.18
Kent	0.94	0.63	0.24	0.04
Lambton	1.68	1.35	0.89	0.50
Middlesex	2.25	1.87	1.25	0.90
Oxford	1.26	1.17	0.66	0.38
Perth	0.89	0.72	0.33	0.08
Northeastern Ontario	1.11	0.83	0.31	0.29
Algoma	2.53	2.21	1.55	1.13
Cochrane	1.60	1.23	0.74	0.64
Manitoulin	0.09	-0.02	-0.08	-0.20
Nipissing	0.36	-0.01	-0.58	-0.42
Parry Sound	0.99	1.34	0.64	0.44
Sudbury	0.43	0.06	-0.50	-0.25
Timiskaming	0.02	-0.36	-0.71	-0.70
Northwestern Ontario	2.02	1.70	1.09	0.75
Kenora	1.90	1.51	1.07	0.79
Rainy River	0.36	-0.07	-0.53	-0.38
Thunder Bay	2.23	1.94	1.23	0.82

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.3.6
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.89	1.64	1.19	0.98
Eastern Ontario	1.76	1.47	0.94	0.77
Dundas	0.11	-0.31	-0.58	-0.64
Frontenac	1.21	0.66	0.24	0.04
Glengarry	0.38	0.41	0.04	-0.05
Grenville	1.28	1.38	0.81	0.47
Hastings	0.98	0.71	0.21	0.04
Lanark	1.13	1.20	0.62	0.38
Leeds	1.18	1.13	0.62	0.40
Lennox & Addington	-0.67	-1.24	-1.66	-1.65
Ottawa-Carleton (R.M.)	2.32	1.97	1.38	1.18
Prescott	1.98	1.84	1.11	0.76
Prince Edward	0.69	0.77	0.16	-0.11
Renfrew	0.49	0.18	-0.34	-0.45
Russell	1.90	1.82	1.26	1.10
Stormont	0.42	0.21	-0.29	-0.32
Central Ontario	2.05	1.80	1.37	1.14
Brant	1.80	1.77	1.16	0.84
Dufferin	2.95	2.94	2.21	1.90
Durham (R.M.)	4.21	4.07	3.29	2.63
Haldimand-Norfolk (R.M.)	1.87	1.89	1.29	0.92
Haliburton	1.50	1.49	0.87	0.51
Halton (R.M.)	4.45	4.26	3.76	3.05
Hamilton-Wentworth (R.M.)	1.50	1.21	0.79	0.50
Muskoka (D.M.)	1.30	1.56	0.98	0.63
Niagara (R.M.)	1.36	1.19	0.71	0.40
Northumberland	0.99	1.03	0.41	0.15
Peel (R.M.)	3.90	3.68	2.75	2.22
Peterborough	1.65	1.52	0.88	0.54
Simcoe	2.10	2.04	1.29	0.97
Toronto (M.M.)	1.43	1.00	0.67	0.59
Victoria	1.73	1.78	1.20	0.86
Waterloo (R.M.)	2.73	2.45	1.91	1.52
Wellington	2.37	2.19	1.60	1.24
York (R.M.)	6.04	5.66	4.38	3.37
Southwestern Ontario	1.53	1.33	0.91	0.64
Bruce	1.11	1.06	0.64	0.60
Elgin	0.96	0.88	0.51	0.32
Essex	1.25	1.05	0.70	0.49
Grey	0.74	0.87	0.56	0.25
Huron	0.50	0.28	0.04	-0.11
Kent	0.94	0.69	0.35	0.14
Lambton	1.68	1.41	1.01	0.62
Middlesex	2.25	1.94	1.39	1.05
Oxford	1.26	1.22	0.76	0.49
Perth	0.89	0.76	0.42	0.17
Northeastern Ontario	1.11	0.85	0.35	0.33
Algoma	2.53	2.25	1.63	1.20
Cochrane	1.60	1.26	0.78	0.68
Manitoulin	0.09	-0.01	-0.09	-0.21
Nipissing	0.36	0.02	-0.54	-0.38
Parry Sound	0.99	1.36	0.67	0.48
Sudbury	0.43	0.09	-0.48	-0.24
Timiskaming	0.02	-0.34	-0.69	-0.69
Northwestern Ontario	2.02	1.74	1.16	0.82
Kenora	1.90	1.52	1.10	0.81
Rainy River	0.36	-0.04	-0.45	-0.32
Thunder Bay	2.23	1.98	1.31	0.91

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.4.1
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	21,383	17,624	10,206	7,251
Eastern Ontario	3,006	2,426	1,230	863
Dundas	1	(5)	(9)	(10)
Frontenac	192	90	0	(39)
Glengarry	5	5	(0)	(2)
Grenville	29	32	17	8
Hastings	122	82	5	(20)
Lanark	50	54	26	12
Leeds	65	62	30	14
Lennox & Addington	(17)	(30)	(37)	(33)
Ottawa-Carleton (R.M.)	2,396	2,025	1,220	988
Prescott	56	56	33	22
Prince Edward	13	14	1	(5)
Renfrew	38	9	(37)	(47)
Russell	22	23	17	15
Stormont	33	10	(36)	(41)
Central Ontario	14,985	12,375	7,461	5,482
Brant	211	211	128	83
Dufferin	69	77	63	58
Durham (R.M.)	1,123	1,189	981	839
Haldimand-Norfolk (R.M.)	153	165	114	78
Haliburton	11	11	7	3
Halton (R.M.)	1,138	1,189	1,097	988
Hamilton-Wentworth (R.M.)	875	649	292	81
Muskoka (D.M.)	38	48	27	17
Niagara (R.M.)	496	414	189	49
Northumberland	58	60	19	0
Peel (R.M.)	2,022	2,179	1,754	1,522
Peterborough	177	168	91	46
Simcoe	431	446	280	203
Toronto (M.M.)	5,606	2,940	329	(205)
Victoria	67	73	50	34
Waterloo (R.M.)	1,153	1,074	804	632
Wellington	351	340	242	182
York (R.M.)	1,006	1,141	994	870
Southwestern Ontario	2,232	1,875	1,066	580
Bruce	49	47	25	22
Elgin	64	55	24	8
Essex	423	313	129	37
Grey	52	58	32	7
Huron	21	9	(4)	(12)
Kent	108	69	16	(13)
Lambton	215	177	112	52
Middlesex	1,138	1,003	663	458
Oxford	105	99	52	24
Perth	57	45	17	(3)
Northeastern Ontario	696	529	175	145
Algoma	374	362	271	200
Cochrane	178	143	86	72
Manitoulin	1	(0)	(1)	(2)
Nipissing	32	(3)	(56)	(42)
Parry Sound	23	33	16	10
Sudbury	89	10	(110)	(63)
Timiskaming	1	(16)	(31)	(30)
Northwestern Ontario	464	420	274	181
Kenora	96	82	61	45
Rainy River	6	(2)	(10)	(8)
Thunder Bay	362	340	224	145

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.4.2
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	21,383	18,968	13,052	10,344
Eastern Ontario	3,006	2,572	1,538	1,198
Dundas	1	(5)	(8)	(9)
Frontenac	192	101	21	(17)
Glengarry	5	5	0	(1)
Grenville	29	33	19	10
Hastings	122	87	17	(8)
Lanark	50	55	28	15
Leeds	65	64	34	19
Lennox & Addington	(17)	(30)	(37)	(34)
Ottawa-Carleton (R.M.)	2,396	2,143	1,470	1,263
Prescott	56	57	35	24
Prince Edward	13	14	2	(4)
Renfrew	38	12	(32)	(41)
Russell	22	23	17	15
Stormont	33	14	(29)	(33)
Central Ontario	14,985	13,437	9,715	7,936
Brant	211	219	143	100
Dufferin	69	78	65	60
Durham (R.M.)	1,123	1,260	1,135	1,009
Haldimand-Norfolk (R.M.)	153	167	119	85
Haliburton	11	11	7	4
Halton (R.M.)	1,138	1,269	1,271	1,181
Hamilton-Wentworth (R.M.)	875	703	406	203
Muskoka (D.M.)	38	49	28	19
Niagara (R.M.)	496	439	240	105
Northumberland	58	62	22	4
Peel (R.M.)	2,022	2,238	1,881	1,666
Peterborough	177	172	100	55
Simcoe	431	455	299	225
Toronto (M.M.)	5,606	3,569	1,653	1,218
Victoria	67	74	52	37
Waterloo (R.M.)	1,153	1,124	911	750
Wellington	351	352	267	210
York (R.M.)	1,006	1,197	1,115	1,006
Southwestern Ontario	2,232	1,982	1,293	825
Bruce	49	48	28	26
Elgin	64	58	31	15
Essex	423	345	197	110
Grey	52	60	37	12
Huron	21	10	(1)	(9)
Kent	108	76	30	2
Lambton	215	186	131	72
Middlesex	1,138	1,046	755	559
Oxford	105	104	62	34
Perth	57	48	23	4
Northeastern Ontario	696	547	212	183
Algoma	374	368	285	215
Cochrane	178	147	93	79
Manitoulin	1	(0)	(1)	(2)
Nipissing	32	(0)	(51)	(37)
Parry Sound	23	33	16	11
Sudbury	89	15	(101)	(54)
Timiskaming	1	(15)	(30)	(29)
Northwestern Ontario	464	429	294	203
Kenora	96	83	63	47
Rainy River	6	(1)	(9)	(7)
Thunder Bay	362	347	240	163

Note: 1.Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.4.3
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	21,383	20,310	15,897	13,437
Eastern Ontario	3,006	2,717	1,846	1,533
Dundas	1	(4)	(8)	(8)
Frontenac	192	111	42	5
Glengarry	5	5	1	(1)
Grenville	29	33	21	12
Hastings	122	93	29	4
Lanark	50	56	30	18
Leeds	65	66	38	23
Lennox & Addington	(17)	(30)	(37)	(34)
Ottawa-Carleton (R.M.)	2,396	2,260	1,720	1,537
Prescott	56	57	37	26
Prince Edward	13	15	3	(3)
Renfrew	38	15	(26)	(36)
Russell	22	23	17	16
Stormont	33	17	(22)	(26)
Central Ontario	14,985	14,500	11,969	10,390
Brant	211	226	159	117
Dufferin	69	79	67	63
Durham (R.M.)	1,123	1,332	1,289	1,180
Haldimand-Norfolk (R.M.)	153	170	124	91
Haliburton	11	11	7	4
Halton (R.M.)	1,138	1,350	1,444	1,374
Hamilton-Wentworth (R.M.)	875	756	519	325
Muskoka (D.M.)	38	49	29	21
Niagara (R.M.)	496	463	291	160
Northumberland	58	63	26	8
Peel (R.M.)	2,022	2,297	2,009	1,809
Peterborough	177	176	108	65
Simcoe	431	464	318	246
Toronto (M.M.)	5,606	4,198	2,976	2,641
Victoria	67	75	54	39
Waterloo (R.M.)	1,153	1,174	1,019	868
Wellington	351	363	292	237
York (R.M.)	1,006	1,253	1,236	1,141
Southwestern Ontario	2,232	2,090	1,520	1,070
Bruce	49	50	31	29
Elgin	64	61	37	22
Essex	423	378	265	183
Grey	52	63	42	17
Huron	21	12	2	(5)
Kent	108	83	45	17
Lambton	215	195	149	92
Middlesex	1,138	1,089	847	659
Oxford	105	109	72	45
Perth	57	51	30	11
Northeastern Ontario	696	565	248	220
Algoma	374	375	299	231
Cochrane	178	150	99	86
Manitoulin	1	(0)	(0)	(2)
Nipissing	32	2	(46)	(33)
Parry Sound	23	33	17	12
Sudbury	89	20	(92)	(47)
Timiskaming	1	(14)	(28)	(28)
Northwestern Ontario	464	438	314	224
Kenora	96	84	65	49
Rainy River	6	(1)	(7)	(5)
Thunder Bay	362	355	256	181

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.4.4
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM LOW FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	21,382	17,618	10,194	7,593
Eastern Ontario	3,005	2,426	1,229	914
Dundas	1	(5)	(9)	(10)
Frontenac	192	90	(0)	(36)
Glengarry	5	5	(0)	(2)
Grenville	29	32	17	9
Hastings	122	81	5	(18)
Lanark	50	54	26	14
Leeds	65	62	30	16
Lennox & Addington	(17)	(30)	(37)	(33)
Ottawa-Carleton (R.M.)	2,396	2,026	1,221	1,024
Prescott	56	56	33	23
Prince Edward	13	14	1	(4)
Renfrew	38	9	(38)	(45)
Russell	22	23	17	16
Stormont	33	10	(37)	(39)
Central Ontario	14,985	12,372	7,455	5,703
Brant	211	211	128	87
Dufferin	69	77	63	59
Durham (R.M.)	1,123	1,190	984	852
Haldimand-Norfolk (R.M.)	153	165	114	82
Haliburton	11	11	7	4
Halton (R.M.)	1,138	1,190	1,100	1,002
Hamilton-Wentworth (R.M.)	874	648	291	96
Muskoka (D.M.)	38	48	27	19
Niagara (R.M.)	496	414	188	58
Northumberland	58	60	19	2
Peel (R.M.)	2,022	2,182	1,759	1,549
Peterborough	177	169	92	49
Simcoe	431	447	281	211
Toronto (M.M.)	5,605	2,929	306	(122)
Victoria	67	73	51	36
Waterloo (R.M.)	1,153	1,075	806	649
Wellington	351	340	242	188
York (R.M.)	1,006	1,143	998	882
Southwestern Ontario	2,232	1,874	1,064	623
Bruce	49	47	25	24
Elgin	64	55	24	9
Essex	422	312	127	46
Grey	52	58	33	9
Huron	21	9	(4)	(11)
Kent	108	69	16	(10)
Lambton	215	177	112	56
Middlesex	1,138	1,004	665	476
Oxford	105	99	51	26
Perth	57	45	16	(1)
Northeastern Ontario	696	526	171	163
Algoma	374	362	271	206
Cochrane	177	143	86	76
Manitoulin	1	(0)	(1)	(1)
Nipissing	32	(3)	(57)	(40)
Parry Sound	23	33	16	11
Sudbury	89	8	(113)	(59)
Timiskaming	1	(16)	(31)	(29)
Northwestern Ontario	464	420	275	190
Kenora	96	82	61	47
Rainy River	6	(2)	(10)	(8)
Thunder Bay	362	340	224	151

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.4.5
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	21,382	18,961	13,040	10,685
Eastern Ontario	3,005	2,571	1,536	1,249
Dundas	1	(5)	(8)	(9)
Frontenac	192	100	21	(14)
Glengarry	5	5	0	(1)
Grenville	29	33	19	11
Hastings	122	87	17	(5)
Lanark	50	55	28	16
Leeds	65	64	34	20
Lennox & Addington	(17)	(30)	(37)	(34)
Ottawa-Carleton (R.M.)	2,396	2,143	1,471	1,298
Prescott	56	57	35	25
Prince Edward	13	14	2	(3)
Renfrew	38	12	(32)	(40)
Russell	22	23	17	16
Stormont	33	13	(30)	(32)
Central Ontario	14,985	13,435	9,710	8,155
Brant	211	219	144	104
Dufferin	69	78	66	62
Durham (R.M.)	1,123	1,261	1,138	1,023
Haldimand-Norfolk (R.M.)	153	167	120	88
Haliburton	11	11	7	4
Halton (R.M.)	1,138	1,270	1,274	1,195
Hamilton-Wentworth (R.M.)	874	702	404	218
Muskoka (D.M.)	38	49	28	20
Niagara (R.M.)	496	438	239	113
Northumberland	58	62	22	6
Peel (R.M.)	2,022	2,241	1,887	1,693
Peterborough	177	173	100	59
Simcoe	431	455	300	232
Toronto (M.M.)	5,605	3,558	1,630	1,300
Victoria	67	74	52	38
Waterloo (R.M.)	1,153	1,125	913	767
Wellington	351	352	267	216
York (R.M.)	1,006	1,199	1,119	1,018
Southwestern Ontario	2,232	1,981	1,292	868
Bruce	49	48	28	27
Elgin	64	58	30	16
Essex	422	345	196	119
Grey	52	60	37	14
Huron	21	10	(1)	(7)
Kent	108	76	30	4
Lambton	215	186	130	76
Middlesex	1,138	1,046	757	577
Oxford	105	104	62	37
Perth	57	48	23	6
Northeastern Ontario	696	545	208	200
Algoma	374	369	285	222
Cochrane	177	146	92	83
Manitoulin	1	(0)	(1)	(1)
Nipissing	32	(1)	(52)	(36)
Parry Sound	23	33	16	12
Sudbury	89	13	(104)	(51)
Timiskaming	1	(15)	(30)	(29)
Northwestern Ontario	464	429	294	211
Kenora	96	83	63	49
Rainy River	6	(1)	(9)	(6)
Thunder Bay	362	348	240	169

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 6.4.6
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	21,382	20,301	15,868	13,747
Eastern Ontario	3,005	2,716	1,842	1,581
Dundas	1	(4)	(8)	(8)
Frontenac	192	110	40	7
Glengarry	5	5	1	(1)
Grenville	29	33	21	13
Hastings	122	93	28	6
Lanark	50	56	31	19
Leeds	65	66	38	25
Lennox & Addington	(17)	(30)	(38)	(35)
Ottawa-Carleton (R.M.)	2,396	2,261	1,723	1,576
Prescott	56	58	37	27
Prince Edward	13	15	3	(2)
Renfrew	38	14	(28)	(36)
Russell	22	23	18	16
Stormont	33	17	(23)	(25)
Central Ontario	14,985	14,496	11,957	10,595
Brant	211	226	159	122
Dufferin	69	79	68	65
Durham (R.M.)	1,123	1,334	1,295	1,200
Haldimand-Norfolk (R.M.)	153	170	125	95
Haliburton	11	11	7	4
Halton (R.M.)	1,138	1,351	1,452	1,397
Hamilton-Wentworth (R.M.)	874	755	516	337
Muskoka (D.M.)	38	50	30	22
Niagara (R.M.)	496	463	290	167
Northumberland	58	63	26	10
Peel (R.M.)	2,022	2,301	2,021	1,850
Peterborough	177	177	109	69
Simcoe	431	464	320	256
Toronto (M.M.)	5,605	4,182	2,925	2,665
Victoria	67	75	55	41
Waterloo (R.M.)	1,153	1,175	1,021	889
Wellington	351	364	293	244
York (R.M.)	1,006	1,256	1,245	1,163
Southwestern Ontario	2,232	2,088	1,516	1,109
Bruce	49	50	31	31
Elgin	64	61	37	23
Essex	422	377	262	187
Grey	52	63	42	19
Huron	21	12	2	(5)
Kent	108	83	43	18
Lambton	215	194	149	96
Middlesex	1,138	1,089	850	680
Oxford	105	108	71	47
Perth	57	51	29	12
Northeastern Ontario	696	562	239	229
Algoma	374	375	299	238
Cochrane	177	150	98	89
Manitoulin	1	(0)	(1)	(1)
Nipissing	32	2	(48)	(33)
Parry Sound	23	33	17	13
Sudbury	89	18	(98)	(48)
Timiskaming	1	(15)	(29)	(28)
Northwestern Ontario	464	438	314	233
Kenora	96	84	64	50
Rainy River	6	(1)	(8)	(5)
Thunder Bay	362	355	257	189

Note: 1. Estimates are based on 1981 renter headship rates by age groups (15-24, 25-44, 45-64, 65+); by sex; for each county. These are derived by weighting county aggregate renter headship rates by the provincial averages by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.1.1
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	102,501	102,954	95,246	94,295	98,447
25-44	328,456	379,570	420,215	421,695	412,012
45-64	136,035	144,257	153,540	172,662	194,664
65+	75,467	87,346	103,266	117,763	128,348
ALL AGES 15+	642,459	714,127	772,267	806,414	833,470
FEMALES:					
15-24	71,658	81,017	83,640	90,841	101,884
25-44	173,312	235,670	294,878	327,488	346,667
45-64	88,695	102,176	115,952	140,229	170,255
65+	114,706	142,868	177,784	208,527	234,355
ALL AGES 15+	448,371	561,731	672,253	767,084	853,160
TOTALS:					
15-24	174,159	183,970	178,885	185,136	200,330
25-44	501,768	615,239	715,093	749,182	758,678
45-64	224,730	246,434	269,492	312,891	364,920
65+	190,173	230,214	281,050	326,290	362,702
ALL AGES 15+	1,090,830	1,275,857	1,444,521	1,573,498	1,686,631
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	9.40	8.07	6.59	5.99	5.84
25-44	30.11	29.75	29.09	26.80	24.43
45-64	12.47	11.31	10.63	10.97	11.54
65+	6.92	6.85	7.15	7.48	7.61
ALL AGES 15+	58.90	55.97	53.46	51.25	49.42
FEMALES:					
15-24	6.57	6.35	5.79	5.77	6.04
25-44	15.89	18.47	20.41	20.81	20.55
45-64	8.13	8.01	8.03	8.91	10.09
65+	10.52	11.20	12.31	13.25	13.89
ALL AGES 15+	41.10	44.03	46.54	48.75	50.58
TOTALS:					
15-24	15.97	14.42	12.38	11.77	11.88
25-44	46.00	48.22	49.50	47.61	44.98
45-64	20.60	19.32	18.66	19.89	21.64
65+	17.43	18.04	19.46	20.74	21.50
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households in respctive years.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.1.2
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	102,501	102,954	95,999	96,526	102,182
25-44	328,456	379,570	423,185	431,123	428,366
45-64	136,035	144,257	153,895	173,836	197,026
65+	75,467	87,346	103,480	118,466	129,618
ALL AGES 15+	642,459	714,127	776,559	819,951	857,191
FEMALES:					
15-24	71,658	81,017	84,434	93,288	106,032
25-44	173,312	235,670	296,736	334,261	359,940
45-64	88,695	102,176	116,313	141,416	172,521
65+	114,706	142,868	178,157	209,843	236,952
ALL AGES 15+	448,371	561,731	675,640	778,807	875,444
TOTALS:					
15-24	174,159	183,970	180,433	189,814	208,214
25-44	501,768	615,239	719,921	765,384	788,305
45-64	224,730	246,434	270,208	315,252	369,547
65+	190,173	230,214	281,637	328,309	366,569
ALL AGES 15+	1,090,830	1,275,857	1,452,199	1,598,758	1,732,635
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	9.40	8.07	6.61	6.04	5.90
25-44	30.11	29.75	29.14	26.97	24.72
45-64	12.47	11.31	10.60	10.87	11.37
65+	6.92	6.85	7.13	7.41	7.48
ALL AGES 15+	58.90	55.97	53.47	51.29	49.47
FEMALES:					
15-24	6.57	6.35	5.81	5.84	6.12
25-44	15.89	18.47	20.43	20.91	20.77
45-64	8.13	8.01	8.01	8.85	9.96
65+	10.52	11.20	12.27	13.13	13.68
ALL AGES 15+	41.10	44.03	46.53	48.71	50.53
TOTALS:					
15-24	15.97	14.42	12.42	11.87	12.02
25-44	46.00	48.22	49.57	47.87	45.50
45-64	20.60	19.32	18.61	19.72	21.33
65+	17.43	18.04	19.39	20.54	21.16
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

2.Percentage of total private renter households in respective years.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.1.3
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
		NUMBER OF HOUSEHOLDS			
MALES:					
15-24	102,501	102,954	96,752	98,758	105,917
25-44	328,456	379,570	426,153	440,548	444,717
45-64	136,035	144,257	154,250	175,009	199,390
65+	75,467	87,346	103,695	119,169	130,890
ALL AGES 15+	642,459	714,127	780,851	833,485	880,914
FEMALES:					
15-24	71,658	81,017	85,228	95,735	110,181
25-44	173,312	235,670	298,595	341,033	373,214
45-64	88,695	102,176	116,675	142,603	174,786
65+	114,706	142,868	178,528	211,155	239,544
ALL AGES 15+	448,371	561,731	679,025	790,527	897,725
TOTALS:					
15-24	174,159	183,970	181,980	194,493	216,098
25-44	501,768	615,239	724,747	781,582	817,931
45-64	224,730	246,434	270,925	317,613	374,176
65+	190,173	230,214	282,223	330,324	370,435
ALL AGES 15+	1,090,830	1,275,857	1,459,875	1,624,012	1,778,639
		PERCENTAGE DISTRIBUTION (2)			
MALES:					
15-24	9.40	8.07	6.63	6.08	5.95
25-44	30.11	29.75	29.19	27.13	25.00
45-64	12.47	11.31	10.57	10.78	11.21
65+	6.92	6.85	7.10	7.34	7.36
ALL AGES 15+	58.90	55.97	53.49	51.32	49.53
FEMALES:					
15-24	6.57	6.35	5.84	5.89	6.19
25-44	15.89	18.47	20.45	21.00	20.98
45-64	8.13	8.01	7.99	8.78	9.83
65+	10.52	11.20	12.23	13.00	13.47
ALL AGES 15+	41.10	44.03	46.51	48.68	50.47
TOTALS:					
15-24	15.97	14.42	12.47	11.98	12.15
25-44	46.00	48.22	49.64	48.13	45.99
45-64	20.60	19.32	18.56	19.56	21.04
65+	17.43	18.04	19.33	20.34	20.83
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households in respective years.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.1.4
NUMBER OF RENTER HOUSEHOLDS BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	102,501	102,953	95,241	94,278	99,778
25-44	328,456	379,567	420,201	421,653	411,928
45-64	136,035	144,257	153,538	172,656	194,649
65+	75,467	87,347	103,266	117,757	128,338
ALL AGES 15+	642,459	714,124	772,245	806,345	834,693
FEMALES:					
15-24	71,658	81,016	83,636	90,830	103,232
25-44	173,312	235,669	294,869	327,462	346,609
45-64	88,695	102,176	115,950	140,222	170,241
65+	114,706	142,868	177,781	208,521	234,339
ALL AGES 15+	448,371	561,729	672,236	767,034	854,421
TOTALS:					
15-24	174,159	183,969	178,877	185,108	203,009
25-44	501,768	615,237	715,069	749,114	758,537
45-64	224,730	246,432	269,488	312,878	364,890
65+	190,173	230,216	281,047	326,278	362,678
ALL AGES 15+	1,090,830	1,275,854	1,444,481	1,573,379	1,689,114
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	9.40	8.07	6.59	5.99	5.91
25-44	30.11	29.75	29.09	26.80	24.39
45-64	12.47	11.31	10.63	10.97	11.52
65+	6.92	6.85	7.15	7.48	7.60
ALL AGES 15+	58.90	55.97	53.46	51.25	49.42
FEMALES:					
15-24	6.57	6.35	5.79	5.77	6.11
25-44	15.89	18.47	20.41	20.81	20.52
45-64	8.13	8.01	8.03	8.91	10.08
65+	10.52	11.20	12.31	13.25	13.87
ALL AGES 15+	41.10	44.03	46.54	48.75	50.58
TOTALS:					
15-24	15.97	14.42	12.38	11.77	12.02
25-44	46.00	48.22	49.50	47.61	44.91
45-64	20.60	19.32	18.66	19.89	21.60
65+	17.43	18.04	19.46	20.74	21.47
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

2.Percentage of total private renter households in respective years.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.1.5
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	102,501	102,953	95,993	96,511	103,512
25-44	328,456	379,567	423,169	431,081	428,278
45-64	136,035	144,257	153,893	173,829	197,012
65+	75,467	87,347	103,479	118,463	129,608
ALL AGES 15+	642,459	714,124	776,535	819,884	858,411
FEMALES:					
15-24	71,658	81,016	84,430	93,276	107,380
25-44	173,312	235,669	296,729	334,235	359,885
45-64	88,695	102,176	116,311	141,409	172,506
65+	114,706	142,868	178,154	209,836	236,933
ALL AGES 15+	448,371	561,729	675,624	778,756	876,705
TOTALS:					
15-24	174,159	183,969	180,423	189,787	210,892
25-44	501,768	615,237	719,898	765,316	788,163
45-64	224,730	246,432	270,204	315,238	369,519
65+	190,173	230,216	281,633	328,298	366,542
ALL AGES 15+	1,090,830	1,275,854	1,452,159	1,598,639	1,735,116
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	9.40	8.07	6.61	6.04	5.97
25-44	30.11	29.75	29.14	26.97	24.68
45-64	12.47	11.31	10.60	10.87	11.35
65+	6.92	6.85	7.13	7.41	7.47
ALL AGES 15+	58.90	55.97	53.47	51.29	49.47
FEMALES:					
15-24	6.57	6.35	5.81	5.83	6.19
25-44	15.89	18.47	20.43	20.91	20.74
45-64	8.13	8.01	8.01	8.85	9.94
65+	10.52	11.20	12.27	13.13	13.66
ALL AGES 15+	41.10	44.03	46.53	48.71	50.53
TOTALS:					
15-24	15.97	14.42	12.42	11.87	12.15
25-44	46.00	48.22	49.57	47.87	45.42
45-64	20.60	19.32	18.61	19.72	21.30
65+	17.43	18.04	19.39	20.54	21.12
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households in respective years.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.1.6
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	102,501	102,953	96,745	98,727	107,201
25-44	328,456	379,567	426,131	440,464	444,521
45-64	136,035	144,257	154,248	174,998	199,360
65+	75,467	87,347	103,693	119,159	130,866
ALL AGES 15+	642,459	714,124	780,817	833,348	881,948
FEMALES:					
15-24	71,658	81,016	85,222	95,711	111,495
25-44	173,312	235,669	298,584	340,985	373,089
45-64	88,695	102,176	116,672	142,590	174,753
65+	114,706	142,868	178,525	211,140	239,509
ALL AGES 15+	448,371	561,729	679,003	790,426	898,845
TOTALS:					
15-24	174,159	183,969	181,967	194,438	218,696
25-44	501,768	615,237	724,715	781,449	817,610
45-64	224,730	246,432	270,920	317,588	374,113
65+	190,173	230,216	282,217	330,299	370,375
ALL AGES 15+	1,090,830	1,275,854	1,459,819	1,623,775	1,780,794
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	9.40	8.07	6.63	6.08	6.02
25-44	30.11	29.75	29.19	27.13	24.96
45-64	12.47	11.31	10.57	10.78	11.20
65+	6.92	6.85	7.10	7.34	7.35
ALL AGES 15+	58.90	55.97	53.49	51.32	49.53
FEMALES:					
15-24	6.57	6.35	5.84	5.89	6.26
25-44	15.89	18.47	20.45	21.00	20.95
45-64	8.13	8.01	7.99	8.78	9.81
65+	10.52	11.20	12.23	13.00	13.45
ALL AGES 15+	41.10	44.03	46.51	48.68	50.47
TOTALS:					
15-24	15.97	14.42	12.47	11.97	12.28
25-44	46.00	48.22	49.64	48.13	45.91
45-64	20.60	19.32	18.56	19.56	21.01
65+	17.43	18.04	19.33	20.34	20.80
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households in respective years.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.2.1
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,275,857	1,444,521	1,573,498	1,686,631
Eastern Ontario	164,475	190,235	213,330	229,864	244,250
Dundas	1,375	1,491	1,559	1,588	1,602
Frontenac	15,520	17,556	19,001	19,898	20,490
Glengarry	1,220	1,353	1,482	1,575	1,657
Grenville	2,215	2,498	2,806	3,033	3,204
Hastings	12,245	13,535	14,623	15,252	15,685
Lanark	4,300	4,808	5,355	5,749	6,055
Leeds	5,375	6,112	6,853	7,406	7,854
Lennox & Addington	2,590	2,636	2,589	2,475	2,353
Ottawa-Carleton (R.M.)	98,435	116,919	133,854	146,628	158,342
Prescott	2,735	3,245	3,784	4,212	4,566
Prince Edward	1,805	1,902	2,018	2,070	2,086
Renfrew	7,810	8,500	9,015	9,219	9,316
Russell	1,130	1,324	1,536	1,714	1,881
Stormont	7,720	8,358	8,854	9,046	9,159
Central Ontario	701,930	827,455	941,633	1,030,196	1,109,230
Brant	11,285	13,030	14,849	16,244	17,360
Dufferin	2,200	2,695	3,271	3,793	4,307
Durham (R.M.)	24,555	32,152	40,719	48,566	55,853
Haldimand-Norfolk (R.M.)	7,870	9,099	10,477	11,617	12,556
Haliburton	695	776	866	935	986
Halton (R.M.)	23,420	30,781	38,963	47,097	55,018
Hamilton-Wentworth (R.M.)	56,450	64,956	72,268	77,525	81,407
Muskoka (D.M.)	2,885	3,237	3,663	3,983	4,247
Niagara (R.M.)	35,415	40,090	44,409	47,433	49,565
Northumberland	5,725	6,321	6,958	7,361	7,651
Peel (R.M.)	47,980	61,788	77,480	91,508	104,720
Peterborough	10,375	11,821	13,278	14,338	15,129
Simcoe	19,710	23,052	26,647	29,416	31,751
Toronto (M.M.)	380,810	436,462	476,247	500,523	522,119
Victoria	3,740	4,314	4,965	5,514	5,973
Waterloo (R.M.)	39,930	48,595	57,318	64,808	71,403
Wellington	14,115	16,868	19,712	22,095	24,155
York (R.M.)	14,770	21,418	29,544	37,441	45,027
Southwestern Ontario	141,185	161,406	180,339	194,816	206,211
Bruce	4,355	5,019	5,703	6,258	6,778
Elgin	6,505	7,342	8,139	8,738	9,213
Essex	32,950	37,030	40,581	43,031	44,852
Grey	6,840	7,487	8,196	8,762	9,165
Huron	4,135	4,484	4,780	4,992	5,146
Kent	11,265	12,384	13,318	13,928	14,328
Lambton	12,350	14,271	16,059	17,499	18,555
Middlesex	48,345	57,171	65,609	72,357	77,958
Oxford	8,135	9,187	10,248	11,042	11,655
Perth	6,305	7,031	7,704	8,207	8,562
Northeastern Ontario	61,210	70,309	78,368	84,102	89,352
Algoma	14,065	17,423	20,899	23,971	26,627
Cochrane	10,730	12,794	14,691	16,235	17,690
Manitoulin	710	747	779	808	827
Nipissing	8,785	9,616	10,169	10,327	10,503
Parry Sound	2,280	2,517	2,820	3,037	3,222
Sudbury	20,295	22,569	24,180	24,835	25,566
Timiskaming	4,345	4,643	4,829	4,889	4,916
Northwestern Ontario	22,030	26,453	30,851	34,521	37,588
Kenora	4,845	5,773	6,669	7,463	8,149
Rainy River	1,710	1,864	1,967	2,010	2,051
Thunder Bay	15,475	18,816	22,216	25,048	27,388

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.2.2
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,275,857	1,452,199	1,598,758	1,732,635
Eastern Ontario	164,475	190,235	214,149	232,545	249,115
Dundas	1,375	1,491	1,562	1,596	1,616
Frontenac	15,520	17,556	19,059	20,085	20,824
Glengarry	1,220	1,353	1,483	1,580	1,665
Grenville	2,215	2,498	2,811	3,049	3,233
Hastings	12,245	13,535	14,655	15,336	15,870
Lanark	4,300	4,808	5,362	5,769	6,093
Leeds	5,375	6,112	6,864	7,443	7,920
Lennox & Addington	2,590	2,636	2,589	2,474	2,350
Ottawa-Carleton (R.M.)	98,435	116,919	134,512	148,790	162,279
Prescott	2,735	3,245	3,789	4,229	4,598
Prince Edward	1,805	1,902	2,021	2,078	2,100
Renfrew	7,810	8,500	9,030	9,268	9,403
Russell	1,130	1,324	1,536	1,716	1,884
Stormont	7,720	8,358	8,875	9,113	9,278
Central Ontario	701,930	827,455	947,721	1,050,248	1,145,787
Brant	11,285	13,030	14,890	16,379	17,607
Dufferin	2,200	2,695	3,277	3,812	4,343
Durham (R.M.)	24,555	32,152	41,129	49,930	58,371
Haldimand-Norfolk (R.M.)	7,870	9,099	10,490	11,663	12,643
Haliburton	695	776	866	937	989
Halton (R.M.)	23,420	30,781	39,416	48,603	57,794
Hamilton-Wentworth (R.M.)	56,450	64,956	72,577	78,541	83,253
Muskoka (D.M.)	2,885	3,237	3,666	3,994	4,269
Niagara (R.M.)	35,415	40,090	44,547	47,885	50,383
Northumberland	5,725	6,321	6,968	7,394	7,711
Peel (R.M.)	47,980	61,788	77,813	92,621	106,787
Peterborough	10,375	11,821	13,300	14,410	15,262
Simcoe	19,710	23,052	26,696	29,582	32,058
Toronto (M.M.)	380,810	436,462	479,863	512,354	543,513
Victoria	3,740	4,314	4,970	5,530	6,004
Waterloo (R.M.)	39,930	48,595	57,602	65,749	73,131
Wellington	14,115	16,868	19,777	22,313	24,558
York (R.M.)	14,770	21,418	29,873	38,553	47,108
Southwestern Ontario	141,185	161,406	180,945	196,807	209,821
Bruce	4,355	5,019	5,712	6,289	6,835
Elgin	6,505	7,342	8,158	8,801	9,328
Essex	32,950	37,030	40,765	43,629	45,929
Grey	6,840	7,487	8,209	8,803	9,238
Huron	4,135	4,484	4,789	5,023	5,199
Kent	11,265	12,384	13,356	14,051	14,547
Lambton	12,350	14,271	16,111	17,667	18,860
Middlesex	48,345	57,171	65,848	73,146	79,398
Oxford	8,135	9,187	10,275	11,132	11,818
Perth	6,305	7,031	7,722	8,266	8,668
Northeastern Ontario	61,210	70,309	78,479	84,455	89,983
Algoma	14,065	17,423	20,938	24,103	26,875
Cochrane	10,730	12,794	14,711	16,301	17,808
Manitoulin	710	747	780	808	828
Nipissing	8,785	9,616	10,185	10,373	10,583
Parry Sound	2,280	2,517	2,823	3,044	3,236
Sudbury	20,295	22,569	24,209	24,922	25,715
Timiskaming	4,345	4,643	4,833	4,902	4,938
Northwestern Ontario	22,030	26,453	30,906	34,704	37,930
Kenora	4,845	5,773	6,674	7,479	8,178
Rainy River	1,710	1,864	1,971	2,023	2,076
Thunder Bay	15,475	18,816	22,261	25,202	27,676

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.2.3
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,275,857	1,459,875	1,624,012	1,778,639
Eastern Ontario	164,475	190,235	214,967	235,223	253,980
Dundas	1,375	1,491	1,564	1,603	1,630
Frontenac	15,520	17,556	19,116	20,271	21,161
Glengarry	1,220	1,353	1,484	1,585	1,673
Grenville	2,215	2,498	2,815	3,065	3,262
Hastings	12,245	13,535	14,688	15,460	16,056
Lanark	4,300	4,808	5,368	5,789	6,132
Leeds	5,375	6,112	6,874	7,478	7,986
Lennox & Addington	2,590	2,636	2,589	2,474	2,347
Ottawa-Carleton (R.M.)	98,435	116,919	135,172	150,952	166,214
Prescott	2,735	3,245	3,794	4,246	4,630
Prince Edward	1,805	1,902	2,024	2,086	2,115
Renfrew	7,810	8,500	9,046	9,317	9,490
Russell	1,130	1,324	1,537	1,717	1,887
Stormont	7,720	8,358	8,896	9,180	9,396
Central Ontario	701,930	827,455	953,808	1,070,295	1,182,344
Brant	11,285	13,030	14,930	16,515	17,854
Dufferin	2,200	2,695	3,283	3,831	4,380
Durham (R.M.)	24,555	32,152	41,538	51,293	60,890
Haldimand-Norfolk (R.M.)	7,870	9,099	10,504	11,708	12,730
Haliburton	695	776	867	938	993
Halton (R.M.)	23,420	30,781	39,869	50,109	60,571
Hamilton-Wentworth (R.M.)	56,450	64,956	72,886	79,556	85,100
Muskoka (D.M.)	2,885	3,237	3,669	4,005	4,291
Niagara (R.M.)	35,415	40,090	44,685	48,336	51,199
Northumberland	5,725	6,321	6,978	7,427	7,770
Peel (R.M.)	47,980	61,788	78,146	93,732	108,854
Peterborough	10,375	11,821	13,322	14,482	15,394
Simcoe	19,710	23,052	26,746	29,747	32,364
Toronto (M.M.)	380,810	436,462	483,481	524,184	564,907
Victoria	3,740	4,314	4,975	5,546	6,036
Waterloo (R.M.)	39,930	48,595	57,886	66,690	74,860
Wellington	14,115	16,868	19,843	22,532	24,962
York (R.M.)	14,770	21,418	30,202	39,665	49,188
Southwestern Ontario	141,185	161,406	181,553	198,795	213,430
Bruce	4,355	5,019	5,721	6,320	6,893
Elgin	6,505	7,342	8,177	8,864	9,442
Essex	32,950	37,030	40,949	44,226	47,005
Grey	6,840	7,487	8,221	8,843	9,311
Huron	4,135	4,484	4,799	5,053	5,252
Kent	11,265	12,384	13,394	14,174	14,767
Lambton	12,350	14,271	16,161	17,835	19,166
Middlesex	48,345	57,171	66,089	73,935	80,837
Oxford	8,135	9,187	10,302	11,221	11,982
Perth	6,305	7,031	7,740	8,325	8,774
Northeastern Ontario	61,210	70,309	78,588	84,809	90,613
Algoma	14,065	17,423	20,977	24,235	27,123
Cochrane	10,730	12,794	14,732	16,367	17,927
Manitoulin	710	747	780	809	829
Nipissing	8,785	9,616	10,200	10,420	10,663
Parry Sound	2,280	2,517	2,825	3,052	3,249
Sudbury	20,295	22,569	24,237	25,011	25,863
Timiskaming	4,345	4,643	4,838	4,915	4,959
Northwestern Ontario	22,030	26,453	30,960	34,889	38,272
Kenora	4,845	5,773	6,679	7,496	8,208
Rainy River	1,710	1,864	1,975	2,038	2,100
Thunder Bay	15,475	18,816	22,306	25,355	27,964

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.2.4
NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,275,854	1,444,481	1,573,379	1,689,114
Eastern Ontario	164,475	190,234	213,325	229,851	244,608
Dundas	1,375	1,491	1,559	1,587	1,603
Frontenac	15,520	17,555	18,999	19,891	20,509
Glengarry	1,220	1,353	1,481	1,575	1,660
Grenville	2,215	2,498	2,806	3,033	3,208
Hastings	12,245	13,535	14,621	15,247	15,698
Lanark	4,300	4,808	5,356	5,750	6,066
Leeds	5,375	6,112	6,853	7,407	7,866
Lennox & Addington	2,590	2,635	2,587	2,471	2,351
Ottawa-Carleton (R.M.)	98,435	116,919	133,859	146,640	158,615
Prescott	2,735	3,245	3,785	4,212	4,574
Prince Edward	1,805	1,902	2,018	2,070	2,088
Renfrew	7,810	8,500	9,013	9,213	9,321
Russell	1,130	1,324	1,536	1,715	1,884
Stormont	7,720	8,357	8,852	9,041	9,165
Central Ontario	701,930	827,454	941,619	1,030,149	1,110,892
Brant	11,285	13,030	14,849	16,246	17,389
Dufferin	2,200	2,695	3,272	3,795	4,317
Durham (R.M.)	24,555	32,153	40,728	48,591	55,969
Haldimand-Norfolk (R.M.)	7,870	9,099	10,478	11,620	12,580
Haliburton	695	776	866	935	988
Halton (R.M.)	23,420	30,782	38,971	47,125	55,136
Hamilton-Wentworth (R.M.)	56,450	64,956	72,263	77,511	81,512
Muskoka (D.M.)	2,885	3,237	3,663	3,985	4,256
Niagara (R.M.)	35,415	40,089	44,406	47,426	49,622
Northumberland	5,725	6,321	6,958	7,361	7,660
Peel (R.M.)	47,980	61,791	77,500	91,561	104,952
Peterborough	10,375	11,821	13,280	14,341	15,154
Simcoe	19,710	23,052	26,650	29,424	31,808
Toronto (M.M.)	380,810	436,455	476,177	500,313	522,679
Victoria	3,740	4,314	4,966	5,517	5,985
Waterloo (R.M.)	39,930	48,596	57,322	64,819	71,529
Wellington	14,115	16,868	19,713	22,099	24,199
York (R.M.)	14,770	21,420	29,557	37,480	45,157
Southwestern Ontario	141,185	161,405	180,333	194,798	206,490
Bruce	4,355	5,019	5,703	6,258	6,790
Elgin	6,505	7,342	8,139	8,736	9,225
Essex	32,950	37,030	40,576	43,016	44,895
Grey	6,840	7,487	8,197	8,763	9,178
Huron	4,135	4,484	4,779	4,991	5,150
Kent	11,265	12,383	13,316	13,923	14,340
Lambton	12,350	14,271	16,058	17,497	18,577
Middlesex	48,345	57,171	65,614	72,369	78,095
Oxford	8,135	9,187	10,247	11,041	11,669
Perth	6,305	7,031	7,704	8,205	8,572
Northeastern Ontario	61,210	70,307	78,353	84,060	89,464
Algoma	14,065	17,423	20,900	23,974	26,682
Cochrane	10,730	12,794	14,690	16,230	17,723
Manitoulin	710	747	779	807	828
Nipissing	8,785	9,616	10,166	10,317	10,508
Parry Sound	2,280	2,517	2,821	3,038	3,228
Sudbury	20,295	22,568	24,170	24,809	25,578
Timiskaming	4,345	4,643	4,828	4,885	4,918
Northwestern Ontario	22,030	26,453	30,851	34,522	37,660
Kenora	4,845	5,773	6,668	7,461	8,162
Rainy River	1,710	1,864	1,966	2,008	2,052
Thunder Bay	15,475	18,817	22,218	25,053	27,446

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.2.5
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,275,854	1,452,159	1,598,639	1,735,116
Eastern Ontario	164,475	190,234	214,145	232,530	249,471
Dundas	1,375	1,491	1,562	1,595	1,617
Frontenac	15,520	17,555	19,056	20,077	20,843
Glengarry	1,220	1,353	1,483	1,580	1,668
Grenville	2,215	2,498	2,811	3,049	3,237
Hastings	12,245	13,535	14,654	15,350	15,883
Lanark	4,300	4,808	5,362	5,770	6,104
Leeds	5,375	6,112	6,864	7,443	7,933
Lennox & Addington	2,590	2,635	2,588	2,471	2,348
Ottawa-Carleton (R.M.)	98,435	116,919	134,518	148,802	162,551
Prescott	2,735	3,245	3,790	4,229	4,606
Prince Edward	1,805	1,902	2,021	2,078	2,102
Renfrew	7,810	8,500	9,029	9,262	9,407
Russell	1,130	1,324	1,536	1,716	1,887
Stormont	7,720	8,357	8,873	9,107	9,284
Central Ontario	701,930	827,454	947,706	1,050,200	1,147,446
Brant	11,285	13,030	14,890	16,382	17,635
Dufferin	2,200	2,695	3,277	3,814	4,354
Durham (R.M.)	24,555	32,153	41,137	49,955	58,488
Haldimand-Norfolk (R.M.)	7,870	9,099	10,491	11,666	12,666
Haliburton	695	776	867	937	991
Halton (R.M.)	23,420	30,782	39,424	48,631	57,913
Hamilton-Wentworth (R.M.)	56,450	64,956	72,572	78,527	83,357
Muskoka (D.M.)	2,885	3,237	3,666	3,996	4,278
Niagara (R.M.)	35,415	40,089	44,544	47,877	50,438
Northumberland	5,725	6,321	6,968	7,394	7,720
Peel (R.M.)	47,980	61,791	77,833	92,673	107,020
Peterborough	10,375	11,821	13,301	14,413	15,287
Simcoe	19,710	23,052	26,699	29,590	32,115
Toronto (M.M.)	380,810	436,455	479,793	512,143	544,068
Victoria	3,740	4,314	4,971	5,533	6,017
Waterloo (R.M.)	39,930	48,596	57,606	65,760	73,258
Wellington	14,115	16,868	19,779	22,318	24,603
York (R.M.)	14,770	21,420	29,886	38,593	47,237
Southwestern Ontario	141,185	161,405	180,939	196,788	210,102
Bruce	4,355	5,019	5,712	6,289	6,847
Elgin	6,505	7,342	8,158	8,799	9,340
Essex	32,950	37,030	40,760	43,614	45,972
Grey	6,840	7,487	8,209	8,803	9,252
Huron	4,135	4,484	4,789	5,020	5,204
Kent	11,265	12,383	13,354	14,046	14,559
Lambton	12,350	14,271	16,109	17,665	18,884
Middlesex	48,345	57,171	65,853	73,159	79,534
Oxford	8,135	9,187	10,275	11,131	11,833
Perth	6,305	7,031	7,721	8,263	8,678
Northeastern Ontario	61,210	70,307	78,463	84,414	90,094
Algoma	14,065	17,423	20,939	24,106	26,931
Cochrane	10,730	12,794	14,710	16,296	17,842
Manitoulin	710	747	780	808	829
Nipissing	8,785	9,616	10,181	10,364	10,587
Parry Sound	2,280	2,517	2,823	3,045	3,242
Sudbury	20,295	22,568	24,199	24,897	25,725
Timiskaming	4,345	4,643	4,832	4,899	4,939
Northwestern Ontario	22,030	26,453	30,906	34,706	38,003
Kenora	4,845	5,773	6,673	7,478	8,192
Rainy River	1,710	1,864	1,971	2,022	2,077
Thunder Bay	15,475	18,817	22,262	25,207	27,734

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.2.6
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,275,854	1,459,819	1,623,775	1,780,794
Eastern Ontario	164,475	190,234	214,961	235,195	254,303
Dundas	1,375	1,491	1,564	1,601	1,628
Frontenac	15,520	17,555	19,113	20,256	21,159
Glengarry	1,220	1,353	1,484	1,583	1,675
Grenville	2,215	2,498	2,816	3,066	3,267
Hastings	12,245	13,535	14,685	15,450	16,054
Lanark	4,300	4,808	5,368	5,791	6,145
Leeds	5,375	6,112	6,874	7,478	8,001
Lennox & Addington	2,590	2,635	2,587	2,468	2,338
Ottawa-Carleton (R.M.)	98,435	116,919	135,177	150,975	166,521
Prescott	2,735	3,245	3,795	4,248	4,641
Prince Edward	1,805	1,902	2,024	2,086	2,116
Renfrew	7,810	8,500	9,043	9,305	9,480
Russell	1,130	1,324	1,537	1,718	1,891
Stormont	7,720	8,357	8,893	9,169	9,389
Central Ontario	701,930	827,454	953,787	1,070,202	1,183,858
Brant	11,285	13,030	14,931	16,518	17,886
Dufferin	2,200	2,695	3,283	3,836	4,397
Durham (R.M.)	24,555	32,153	41,550	51,342	61,073
Haldimand-Norfolk (R.M.)	7,870	9,099	10,505	11,715	12,762
Haliburton	695	776	867	939	996
Halton (R.M.)	23,420	30,782	39,880	50,166	60,775
Hamilton-Wentworth (R.M.)	56,450	64,956	72,879	79,529	85,168
Muskoka (D.M.)	2,885	3,237	3,669	4,009	4,304
Niagara (R.M.)	35,415	40,089	44,682	48,321	51,237
Northumberland	5,725	6,321	6,978	7,426	7,779
Peel (R.M.)	47,980	61,791	78,174	93,834	109,220
Peterborough	10,375	11,821	13,323	14,487	15,426
Simcoe	19,710	23,052	26,750	29,762	32,440
Toronto (M.M.)	380,810	436,455	483,382	523,770	564,879
Victoria	3,740	4,314	4,976	5,552	6,057
Waterloo (R.M.)	39,930	48,596	57,891	66,711	75,017
Wellington	14,115	16,868	19,846	22,542	25,020
York (R.M.)	14,770	21,420	30,220	39,742	49,424
Southwestern Ontario	141,185	161,405	181,543	198,759	213,659
Bruce	4,355	5,019	5,720	6,319	6,903
Elgin	6,505	7,342	8,177	8,860	9,450
Essex	32,950	37,030	40,941	44,197	47,008
Grey	6,840	7,487	8,221	8,844	9,326
Huron	4,135	4,484	4,798	5,048	5,251
Kent	11,265	12,383	13,391	14,162	14,762
Lambton	12,350	14,271	16,160	17,830	19,183
Middlesex	48,345	57,171	66,094	73,959	81,005
Oxford	8,135	9,187	10,302	11,219	11,993
Perth	6,305	7,031	7,739	8,320	8,778
Northeastern Ontario	61,210	70,307	78,568	84,727	90,623
Algoma	14,065	17,423	20,979	24,241	27,188
Cochrane	10,730	12,794	14,729	16,357	17,947
Manitoulin	710	747	780	808	829
Nipissing	8,785	9,616	10,195	10,401	10,642
Parry Sound	2,280	2,517	2,825	3,053	3,258
Sudbury	20,295	22,568	24,224	24,960	25,810
Timiskaming	4,345	4,643	4,836	4,907	4,950
Northwestern Ontario	22,030	26,453	30,961	34,892	38,350
Kenora	4,845	5,773	6,678	7,493	8,218
Rainy River	1,710	1,864	1,975	2,034	2,097
Thunder Bay	15,475	18,817	22,309	25,365	28,036

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.18	2.51	1.73	1.40
Eastern Ontario	2.95	2.32	1.50	1.22
Dundas	1.63	0.90	0.36	0.18
Frontenac	2.50	1.59	0.93	0.59
Glengarry	2.09	1.83	1.23	1.02
Grenville	2.43	2.36	1.57	1.10
Hastings	2.02	1.56	0.85	0.56
Lanark	2.26	2.18	1.43	1.04
Leeds	2.60	2.31	1.56	1.18
Lennox & Addington	0.35	-0.36	-0.90	-1.00
Ottawa-Carleton (R.M.)	3.50	2.74	1.84	1.55
Prescott	3.48	3.12	2.16	1.63
Prince Edward	1.06	1.19	0.51	0.16
Renfrew	1.71	1.18	0.45	0.21
Russell	3.22	3.01	2.22	1.87
Stormont	1.60	1.16	0.43	0.25
Central Ontario	3.35	2.62	1.81	1.49
Brant	2.92	2.65	1.81	1.34
Dufferin	4.14	3.95	3.01	2.57
Durham (R.M.)	5.54	4.84	3.59	2.84
Haldimand-Norfolk (R.M.)	2.94	2.86	2.09	1.57
Haliburton	2.23	2.22	1.55	1.07
Halton (R.M.)	5.62	4.83	3.86	3.16
Hamilton-Wentworth (R.M.)	2.85	2.16	1.41	0.98
Muskoka (D.M.)	2.33	2.50	1.69	1.29
Niagara (R.M.)	2.51	2.07	1.33	0.88
Northumberland	2.00	1.94	1.13	0.78
Peel (R.M.)	5.19	4.63	3.38	2.73
Peterborough	2.64	2.35	1.55	1.08
Simcoe	3.18	2.94	2.00	1.54
Toronto (M.M.)	2.77	1.76	1.00	0.85
Victoria	2.90	2.85	2.12	1.61
Waterloo (R.M.)	4.01	3.36	2.49	1.96
Wellington	3.63	3.17	2.31	1.80
York (R.M.)	7.72	6.64	4.85	3.76
Southwestern Ontario	2.71	2.24	1.56	1.14
Bruce	2.88	2.59	1.88	1.61
Elgin	2.45	2.08	1.43	1.06
Essex	2.36	1.85	1.18	0.83
Grey	1.82	1.83	1.34	0.90
Huron	1.63	1.29	0.87	0.61
Kent	1.91	1.47	0.90	0.57
Lambton	2.93	2.39	1.73	1.18
Middlesex	3.41	2.79	1.98	1.50
Oxford	2.46	2.21	1.50	1.09
Perth	2.20	1.85	1.27	0.85
Northeastern Ontario	2.81	2.19	1.42	1.22
Algoma	4.37	3.71	2.78	2.12
Cochrane	3.58	2.80	2.02	1.73
Manitoulin	1.02	0.86	0.71	0.48
Nipissing	1.82	1.12	0.31	0.34
Parry Sound	2.00	2.30	1.49	1.19
Sudbury	2.15	1.39	0.54	0.58
Timiskaming	1.33	0.79	0.25	0.11
Northwestern Ontario	3.73	3.12	2.27	1.72
Kenora	3.57	2.93	2.28	1.77
Rainy River	1.74	1.08	0.43	0.41
Thunder Bay	3.99	3.38	2.43	1.80

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.3.2

AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.18	2.62	1.94	1.62
Eastern Ontario	2.95	2.40	1.66	1.39
Dundas	1.63	0.94	0.43	0.25
Frontenac	2.50	1.66	1.05	0.73
Glengarry	2.09	1.85	1.28	1.06
Grenville	2.43	2.39	1.64	1.18
Hastings	2.02	1.60	0.94	0.66
Lanark	2.26	2.21	1.47	1.10
Leeds	2.60	2.35	1.63	1.25
Lennox & Addington	0.35	-0.36	-0.90	-1.02
Ottawa-Carleton (R.M.)	3.50	2.84	2.04	1.75
Prescott	3.48	3.15	2.22	1.69
Prince Edward	1.06	1.22	0.56	0.21
Renfrew	1.71	1.22	0.52	0.29
Russell	3.22	3.02	2.24	1.88
Stormont	1.60	1.21	0.53	0.36
Central Ontario	3.35	2.75	2.08	1.76
Brant	2.92	2.70	1.93	1.46
Dufferin	4.14	3.99	3.07	2.64
Durham (R.M.)	5.54	5.05	3.95	3.17
Haldimand-Norfolk (R.M.)	2.94	2.89	2.14	1.63
Haliburton	2.23	2.23	1.58	1.09
Halton (R.M.)	5.62	5.07	4.28	3.52
Hamilton-Wentworth (R.M.)	2.85	2.24	1.59	1.17
Muskoka (D.M.)	2.33	2.52	1.73	1.34
Niagara (R.M.)	2.51	2.13	1.46	1.02
Northumberland	2.00	1.97	1.19	0.84
Peel (R.M.)	5.19	4.72	3.55	2.89
Peterborough	2.64	2.39	1.62	1.16
Simcoe	3.18	2.98	2.07	1.62
Toronto (M.M.)	2.77	1.91	1.32	1.19
Victoria	2.90	2.87	2.16	1.66
Waterloo (R.M.)	4.01	3.46	2.68	2.15
Wellington	3.63	3.23	2.44	1.94
York (R.M.)	7.72	6.88	5.23	4.09
Southwestern Ontario	2.71	2.31	1.69	1.29
Bruce	2.88	2.62	1.94	1.68
Elgin	2.45	2.13	1.53	1.17
Essex	2.36	1.94	1.37	1.03
Grey	1.82	1.86	1.41	0.97
Huron	1.63	1.33	0.96	0.69
Kent	1.91	1.52	1.02	0.70
Lambton	2.93	2.45	1.86	1.32
Middlesex	3.41	2.87	2.12	1.65
Oxford	2.46	2.26	1.61	1.20
Perth	2.20	1.89	1.37	0.96
Northeastern Ontario	2.81	2.22	1.48	1.28
Algoma	4.37	3.74	2.86	2.20
Cochrane	3.58	2.83	2.07	1.78
Manitoulin	1.02	0.87	0.71	0.49
Nipissing	1.82	1.16	0.37	0.40
Parry Sound	2.00	2.32	1.52	1.23
Sudbury	2.15	1.41	0.58	0.63
Timiskaming	1.33	0.81	0.28	0.14
Northwestern Ontario	3.73	3.16	2.35	1.79
Kenora	3.57	2.94	2.31	1.80
Rainy River	1.74	1.13	0.52	0.51
Thunder Bay	3.99	3.42	2.51	1.89

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.18	2.73	2.15	1.84
Eastern Ontario	2.95	2.47	1.82	1.55
Dundas	1.63	0.97	0.50	0.33
Frontenac	2.50	1.72	1.18	0.86
Glengarry	2.09	1.87	1.32	1.10
Grenville	2.43	2.42	1.72	1.25
Hastings	2.02	1.65	1.03	0.76
Lanark	2.26	2.23	1.52	1.16
Leeds	2.60	2.38	1.70	1.33
Lennox & Addington	0.35	-0.36	-0.90	-1.04
Ottawa-Carleton (R.M.)	3.50	2.94	2.23	1.94
Prescott	3.48	3.18	2.28	1.75
Prince Edward	1.06	1.25	0.61	0.27
Renfrew	1.71	1.25	0.59	0.37
Russell	3.22	3.02	2.25	1.90
Stormont	1.60	1.26	0.63	0.47
Central Ontario	3.35	2.88	2.33	2.01
Brant	2.92	2.76	2.04	1.57
Dufferin	4.14	4.02	3.14	2.72
Durham (R.M.)	5.54	5.26	4.31	3.49
Haldimand-Norfolk (R.M.)	2.94	2.91	2.19	1.69
Haliburton	2.23	2.25	1.58	1.14
Halton (R.M.)	5.62	5.31	4.68	3.87
Hamilton-Wentworth (R.M.)	2.85	2.33	1.77	1.36
Muskoka (D.M.)	2.33	2.54	1.77	1.39
Niagara (R.M.)	2.51	2.19	1.58	1.16
Northumberland	2.00	2.00	1.25	0.91
Peel (R.M.)	5.19	4.81	3.70	3.04
Peterborough	2.64	2.42	1.68	1.23
Simcoe	3.18	3.02	2.15	1.70
Toronto (M.M.)	2.77	2.07	1.63	1.51
Victoria	2.90	2.89	2.20	1.71
Waterloo (R.M.)	4.01	3.56	2.87	2.34
Wellington	3.63	3.30	2.57	2.07
York (R.M.)	7.72	7.11	5.60	4.40
Southwestern Ontario	2.71	2.38	1.83	1.43
Bruce	2.88	2.65	2.01	1.75
Elgin	2.45	2.18	1.63	1.27
Essex	2.36	2.03	1.55	1.23
Grey	1.82	1.89	1.47	1.04
Huron	1.63	1.37	1.04	0.78
Kent	1.91	1.58	1.14	0.82
Lambton	2.93	2.52	1.99	1.45
Middlesex	3.41	2.94	2.27	1.80
Oxford	2.46	2.32	1.72	1.32
Perth	2.20	1.94	1.47	1.06
Northeastern Ontario	2.81	2.25	1.54	1.33
Algoma	4.37	3.78	2.93	2.28
Cochrane	3.58	2.86	2.13	1.84
Manitoulin	1.02	0.88	0.73	0.50
Nipissing	1.82	1.19	0.43	0.46
Parry Sound	2.00	2.33	1.56	1.26
Sudbury	2.15	1.44	0.63	0.67
Timiskaming	1.33	0.83	0.32	0.17
Northwestern Ontario	3.73	3.20	2.42	1.87
Kenora	3.57	2.96	2.34	1.83
Rainy River	1.74	1.17	0.62	0.60
Thunder Bay	3.99	3.45	2.60	1.98

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.18	2.51	1.72	1.43
Eastern Ontario	2.95	2.32	1.50	1.25
Dundas	1.63	0.90	0.35	0.21
Frontenac	2.50	1.59	0.92	0.61
Glengarry	2.09	1.83	1.23	1.05
Grenville	2.43	2.36	1.57	1.13
Hastings	2.02	1.56	0.84	0.59
Lanark	2.26	2.18	1.43	1.08
Leeds	2.60	2.31	1.57	1.21
Lennox & Addington	0.35	-0.37	-0.91	-0.99
Ottawa-Carleton (R.M.)	3.50	2.74	1.84	1.58
Prescott	3.48	3.12	2.16	1.66
Prince Edward	1.06	1.19	0.51	0.17
Renfrew	1.71	1.18	0.44	0.23
Russell	3.22	3.02	2.23	1.90
Stormont	1.60	1.16	0.42	0.27
Central Ontario	3.35	2.62	1.81	1.52
Brant	2.92	2.65	1.81	1.37
Dufferin	4.14	3.95	3.01	2.61
Durham (R.M.)	5.54	4.84	3.59	2.87
Haldimand-Norfolk (R.M.)	2.94	2.86	2.09	1.60
Haliburton	2.23	2.23	1.55	1.11
Halton (R.M.)	5.62	4.83	3.87	3.19
Hamilton-Wentworth (R.M.)	2.85	2.16	1.41	1.01
Muskoka (D.M.)	2.33	2.51	1.70	1.33
Niagara (R.M.)	2.51	2.07	1.32	0.91
Northumberland	2.00	1.94	1.13	0.80
Peel (R.M.)	5.19	4.63	3.39	2.77
Peterborough	2.64	2.35	1.55	1.11
Simcoe	3.18	2.94	2.00	1.57
Toronto (M.M.)	2.77	1.76	0.99	0.88
Victoria	2.90	2.85	2.12	1.64
Waterloo (R.M.)	4.01	3.36	2.49	1.99
Wellington	3.63	3.17	2.31	1.83
York (R.M.)	7.72	6.65	4.86	3.80
Southwestern Ontario	2.71	2.24	1.56	1.17
Bruce	2.88	2.59	1.87	1.65
Elgin	2.45	2.08	1.43	1.09
Essex	2.36	1.85	1.17	0.86
Grey	1.82	1.83	1.35	0.93
Huron	1.63	1.29	0.87	0.63
Kent	1.91	1.46	0.90	0.59
Lambton	2.93	2.39	1.73	1.21
Middlesex	3.41	2.79	1.98	1.53
Oxford	2.46	2.21	1.50	1.11
Perth	2.20	1.85	1.27	0.88
Northeastern Ontario	2.81	2.19	1.42	1.25
Algoma	4.37	3.71	2.78	2.16
Cochrane	3.58	2.80	2.01	1.78
Manitoulin	1.02	0.85	0.71	0.51
Nipissing	1.82	1.12	0.29	0.37
Parry Sound	2.00	2.30	1.50	1.22
Sudbury	2.15	1.38	0.52	0.61
Timiskaming	1.33	0.79	0.24	0.13
Northwestern Ontario	3.73	3.12	2.27	1.76
Kenora	3.57	2.93	2.27	1.81
Rainy River	1.74	1.07	0.42	0.43
Thunder Bay	3.99	3.38	2.43	1.84

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.18	2.62	1.94	1.65
Eastern Ontario	2.95	2.40	1.66	1.42
Dundas	1.63	0.94	0.42	0.27
Frontenac	2.50	1.65	1.05	0.75
Glengarry	2.09	1.85	1.27	1.10
Grenville	2.43	2.39	1.64	1.21
Hastings	2.02	1.60	0.93	0.68
Lanark	2.26	2.21	1.48	1.13
Leeds	2.60	2.35	1.63	1.28
Lennox & Addington	0.35	-0.37	-0.92	-1.02
Ottawa-Carleton (R.M.)	3.50	2.84	2.04	1.78
Prescott	3.48	3.15	2.22	1.72
Prince Edward	1.06	1.22	0.56	0.23
Renfrew	1.71	1.21	0.51	0.31
Russell	3.22	3.02	2.24	1.92
Stormont	1.60	1.20	0.52	0.38
Central Ontario	3.35	2.75	2.08	1.79
Brant	2.92	2.71	1.93	1.49
Dufferin	4.14	3.99	3.08	2.68
Durham (R.M.)	5.54	5.05	3.96	3.20
Haldimand-Norfolk (R.M.)	2.94	2.89	2.15	1.66
Haliburton	2.23	2.24	1.57	1.13
Halton (R.M.)	5.62	5.07	4.29	3.56
Hamilton-Wentworth (R.M.)	2.85	2.24	1.59	1.20
Muskoka (D.M.)	2.33	2.52	1.74	1.37
Niagara (R.M.)	2.51	2.13	1.45	1.05
Northumberland	2.00	1.97	1.19	0.87
Peel (R.M.)	5.19	4.72	3.55	2.92
Peterborough	2.64	2.39	1.62	1.18
Simcoe	3.18	2.98	2.08	1.65
Toronto (M.M.)	2.77	1.91	1.31	1.22
Victoria	2.90	2.87	2.16	1.69
Waterloo (R.M.)	4.01	3.46	2.68	2.18
Wellington	3.63	3.24	2.44	1.97
York (R.M.)	7.72	6.89	5.25	4.13
Southwestern Ontario	2.71	2.31	1.69	1.32
Bruce	2.88	2.62	1.94	1.72
Elgin	2.45	2.13	1.53	1.20
Essex	2.36	1.94	1.36	1.06
Grey	1.82	1.86	1.41	1.00
Huron	1.63	1.32	0.95	0.72
Kent	1.91	1.52	1.02	0.72
Lambton	2.93	2.45	1.86	1.34
Middlesex	3.41	2.87	2.13	1.69
Oxford	2.46	2.26	1.61	1.23
Perth	2.20	1.89	1.37	0.98
Northeastern Ontario	2.81	2.22	1.47	1.31
Algoma	4.37	3.74	2.86	2.24
Cochrane	3.58	2.83	2.07	1.83
Manitoulin	1.02	0.87	0.71	0.52
Nipissing	1.82	1.15	0.36	0.43
Parry Sound	2.00	2.32	1.53	1.26
Sudbury	2.15	1.41	0.57	0.66
Timiskaming	1.33	0.80	0.27	0.16
Northwestern Ontario	3.73	3.16	2.35	1.83
Kenora	3.57	2.94	2.30	1.84
Rainy River	1.74	1.12	0.51	0.54
Thunder Bay	3.99	3.42	2.52	1.93

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.3.6
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.18	2.73	2.15	1.86
Eastern Ontario	2.95	2.47	1.82	1.57
Dundas	1.63	0.97	0.47	0.33
Frontenac	2.50	1.71	1.17	0.88
Glengarry	2.09	1.87	1.30	1.13
Grenville	2.43	2.43	1.71	1.28
Hastings	2.02	1.64	1.02	0.77
Lanark	2.26	2.23	1.53	1.19
Leeds	2.60	2.38	1.70	1.36
Lennox & Addington	0.35	-0.37	-0.94	-1.08
Ottawa-Carleton (R.M.)	3.50	2.94	2.24	1.98
Prescott	3.48	3.18	2.28	1.79
Prince Edward	1.06	1.25	0.60	0.28
Renfrew	1.71	1.25	0.57	0.37
Russell	3.22	3.02	2.26	1.94
Stormont	1.60	1.25	0.61	0.47
Central Ontario	3.35	2.88	2.33	2.04
Brant	2.92	2.76	2.04	1.60
Dufferin	4.14	4.03	3.16	2.77
Durham (R.M.)	5.54	5.26	4.32	3.53
Haldimand-Norfolk (R.M.)	2.94	2.92	2.20	1.73
Haliburton	2.23	2.25	1.60	1.18
Halton (R.M.)	5.62	5.32	4.70	3.91
Hamilton-Wentworth (R.M.)	2.85	2.33	1.76	1.38
Muskoka (D.M.)	2.33	2.54	1.78	1.43
Niagara (R.M.)	2.51	2.19	1.58	1.18
Northumberland	2.00	2.00	1.25	0.93
Peel (R.M.)	5.19	4.82	3.72	3.08
Peterborough	2.64	2.42	1.69	1.26
Simcoe	3.18	3.02	2.16	1.74
Toronto (M.M.)	2.77	2.06	1.62	1.52
Victoria	2.90	2.90	2.21	1.76
Waterloo (R.M.)	4.01	3.56	2.88	2.37
Wellington	3.63	3.31	2.58	2.11
York (R.M.)	7.72	7.13	5.63	4.46
Southwestern Ontario	2.71	2.38	1.83	1.46
Bruce	2.88	2.65	2.01	1.78
Elgin	2.45	2.18	1.62	1.30
Essex	2.36	2.03	1.54	1.24
Grey	1.82	1.89	1.47	1.07
Huron	1.63	1.36	1.02	0.79
Kent	1.91	1.58	1.13	0.83
Lambton	2.93	2.52	1.99	1.47
Middlesex	3.41	2.94	2.27	1.84
Oxford	2.46	2.32	1.72	1.34
Perth	2.20	1.94	1.46	1.08
Northeastern Ontario	2.81	2.25	1.52	1.35
Algoma	4.37	3.78	2.93	2.32
Cochrane	3.58	2.86	2.12	1.87
Manitoulin	1.02	0.87	0.71	0.51
Nipissing	1.82	1.18	0.40	0.46
Parry Sound	2.00	2.33	1.56	1.31
Sudbury	2.15	1.43	0.60	0.67
Timiskaming	1.33	0.82	0.29	0.17
Northwestern Ontario	3.73	3.20	2.42	1.91
Kenora	3.57	2.96	2.33	1.86
Rainy River	1.74	1.16	0.60	0.61
Thunder Bay	3.99	3.46	2.60	2.02

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.4.1
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	37,005	33,733	25,796	22,626
Eastern Ontario	5,152	4,619	3,307	2,877
Dundas	23	14	6	3
Frontenac	407	289	179	118
Glengarry	27	26	19	16
Grenville	57	62	45	34
Hastings	258	218	126	87
Lanark	102	110	79	61
Leeds	147	148	111	90
Lennox & Addington	9	(9)	(23)	(24)
Ottawa-Carleton (R.M.)	3,697	3,387	2,555	2,343
Prescott	102	108	85	71
Prince Edward	19	23	10	3
Renfrew	138	103	41	19
Russell	39	42	36	33
Stormont	128	99	38	23
Central Ontario	25,105	22,836	17,713	15,807
Brant	349	364	279	223
Dufferin	99	115	104	103
Durham (R.M.)	1,519	1,714	1,569	1,458
Haldimand-Norfolk (R.M.)	246	276	228	188
Haliburton	16	18	14	10
Halton (R.M.)	1,472	1,636	1,627	1,584
Hamilton-Wentworth (R.M.)	1,701	1,462	1,051	776
Muskoka (D.M.)	70	85	64	53
Niagara (R.M.)	935	864	605	426
Northumberland	119	127	81	58
Peel (R.M.)	2,762	3,138	2,806	2,642
Peterborough	289	291	212	158
Simcoe	668	719	554	467
Toronto (M.M.)	11,130	7,957	4,855	4,319
Victoria	115	130	110	92
Waterloo (R.M.)	1,733	1,744	1,498	1,319
Wellington	551	569	477	412
York (R.M.)	1,330	1,625	1,579	1,517
Southwestern Ontario	4,044	3,787	2,895	2,279
Bruce	133	137	111	104
Elgin	167	160	120	95
Essex	816	710	490	364
Grey	129	142	113	80
Huron	70	59	42	31
Kent	224	187	122	80
Lambton	384	358	288	211
Middlesex	1,765	1,688	1,350	1,120
Oxford	210	212	159	123
Perth	145	135	101	71
Northeastern Ontario	1,820	1,612	1,147	1,050
Algoma	672	695	614	531
Cochrane	413	379	309	291
Manitoulin	7	7	6	4
Nipissing	166	111	31	35
Parry Sound	47	61	43	37
Sudbury	455	322	131	146
Timiskaming	60	37	12	5
Northwestern Ontario	885	880	734	613
Kenora	186	179	159	137
Rainy River	31	21	9	8
Thunder Bay	668	680	566	468

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.4.2
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	37,005	35,268	29,312	26,775
Eastern Ontario	5,152	4,783	3,679	3,314
Dundas	23	14	7	4
Frontenac	407	301	205	148
Glengarry	27	26	19	17
Grenville	57	63	48	37
Hastings	258	224	140	103
Lanark	102	111	81	65
Leeds	147	150	116	95
Lennox & Addington	9	(9)	(23)	(25)
Ottawa-Carleton (R.M.)	3,697	3,519	2,855	2,698
Prescott	102	109	88	74
Prince Edward	19	24	11	4
Renfrew	138	106	48	27
Russell	39	42	36	33
Stormont	128	104	48	33
Central Ontario	25,105	24,053	20,505	19,108
Brant	349	372	298	245
Dufferin	99	116	107	106
Durham (R.M.)	1,519	1,795	1,760	1,688
Haldimand-Norfolk (R.M.)	246	278	235	196
Haliburton	16	18	14	10
Halton (R.M.)	1,472	1,727	1,837	1,838
Hamilton-Wentworth (R.M.)	1,701	1,524	1,193	943
Muskoka (D.M.)	70	86	66	55
Niagara (R.M.)	935	892	667	500
Northumberland	119	129	85	63
Peel (R.M.)	2,762	3,205	2,962	2,833
Peterborough	289	296	222	170
Simcoe	668	729	577	495
Toronto (M.M.)	11,130	8,680	6,498	6,232
Victoria	115	131	112	95
Waterloo (R.M.)	1,733	1,801	1,629	1,477
Wellington	551	582	507	449
York (R.M.)	1,330	1,691	1,736	1,711
Southwestern Ontario	4,044	3,908	3,172	2,603
Bruce	133	139	115	109
Elgin	167	163	129	105
Essex	816	747	573	460
Grey	129	144	119	87
Huron	70	61	47	35
Kent	224	194	139	99
Lambton	384	368	311	239
Middlesex	1,765	1,736	1,460	1,250
Oxford	210	218	171	137
Perth	145	138	109	81
Northeastern Ontario	1,820	1,634	1,195	1,106
Algoma	672	703	633	554
Cochrane	413	383	318	301
Manitoulin	7	7	6	4
Nipissing	166	114	38	42
Parry Sound	47	61	44	38
Sudbury	455	328	143	158
Timiskaming	60	38	14	7
Northwestern Ontario	885	891	760	645
Kenora	186	180	161	140
Rainy River	31	21	10	10
Thunder Bay	668	689	588	495

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.4.3
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	37,005	36,804	[illegible]	30,925
Eastern Ontario	5,152	4,946	4,051	3,751
Dundas	23	15	8	5
Frontenac	407	312	231	178
Glengarry	27	26	20	18
Grenville	57	64	50	39
Hastings	258	231	155	119
Lanark	102	112	84	68
Leeds	147	152	121	102
Lennox & Addington	9	(9)	(23)	(25)
Ottawa-Carleton (R.M.)	3,697	3,651	3,156	3,052
Prescott	102	110	90	77
Prince Edward	19	24	12	6
Renfrew	138	109	54	35
Russell	39	43	36	34
Stormont	128	108	57	43
Central Ontario	25,105	25,271	23,298	22,410
Brant	349	380	317	268
Dufferin	99	118	110	110
Durham (R.M.)	1,519	1,877	1,951	1,919
Haldimand-Norfolk (R.M.)	246	281	241	204
Haliburton	16	18	14	11
Halton (R.M.)	1,472	1,818	2,048	2,092
Hamilton-Wentworth (R.M.)	1,701	1,586	1,334	1,109
Muskoka (D.M.)	70	86	67	57
Niagara (R.M.)	935	919	730	573
Northumberland	119	131	90	69
Peel (R.M.)	2,762	3,272	3,117	3,024
Peterborough	289	300	232	182
Simcoe	668	739	600	523
Toronto (M.M.)	11,130	9,404	8,141	8,145
Victoria	115	132	114	98
Waterloo (R.M.)	1,733	1,858	1,761	1,634
Wellington	551	595	538	486
York (R.M.)	1,330	1,757	1,893	1,905
Southwestern Ontario	4,044	4,030	3,448	2,927
Bruce	133	140	120	115
Elgin	167	167	137	116
Essex	816	784	655	556
Grey	129	147	124	94
Huron	70	63	51	40
Kent	224	202	156	119
Lambton	384	378	335	266
Middlesex	1,765	1,784	1,569	1,380
Oxford	210	223	184	152
Perth	145	142	117	90
Northeastern Ontario	1,820	1,656	1,244	1,161
Algoma	672	711	652	578
Cochrane	413	388	327	312
Manitoulin	7	7	6	4
Nipissing	166	117	44	49
Parry Sound	47	61	45	40
Sudbury	455	334	155	170
Timiskaming	60	39	15	9
Northwestern Ontario	885	901	786	677
Kenora	186	181	164	142
Rainy River	31	22	12	12
Thunder Bay	668	698	610	522

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.4.4
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	37,005	33,725	25,780	23,147
Eastern Ontario	5,152	4,618	3,305	2,951
Dundas	23	14	6	3
Frontenac	407	289	178	124
Glengarry	27	26	19	17
Grenville	57	62	45	35
Hastings	258	217	125	90
Lanark	102	110	79	63
Leeds	147	148	111	92
Lennox & Addington	9	(10)	(23)	(24)
Ottawa-Carleton (R.M.)	3,697	3,388	2,556	2,395
Prescott	102	108	85	72
Prince Edward	19	23	10	3
Renfrew	138	103	40	22
Russell	39	42	36	34
Stormont	127	99	38	25
Central Ontario	25,105	22,833	17,706	16,149
Brant	349	364	279	228
Dufferin	99	115	105	104
Durham (R.M.)	1,520	1,715	1,573	1,476
Haldimand-Norfolk (R.M.)	246	276	228	192
Haliburton	16	18	14	11
Halton (R.M.)	1,472	1,638	1,631	1,602
Hamilton-Wentworth (R.M.)	1,701	1,462	1,050	800
Muskoka (D.M.)	70	85	64	54
Niagara (R.M.)	935	864	604	439
Northumberland	119	127	81	60
Peel (R.M.)	2,762	3,142	2,812	2,678
Peterborough	289	292	212	163
Simcoe	668	719	555	477
Toronto (M.M.)	11,129	7,944	4,827	4,473
Victoria	115	130	110	94
Waterloo (R.M.)	1,733	1,745	1,500	1,342
Wellington	551	569	477	420
York (R.M.)	1,330	1,627	1,585	1,535
Southwestern Ontario	4,044	3,785	2,893	2,339
Bruce	133	137	111	106
Elgin	167	159	120	98
Essex	816	709	488	376
Grey	129	142	113	83
Huron	70	59	42	32
Kent	224	186	121	83
Lambton	384	358	288	216
Middlesex	1,765	1,689	1,351	1,145
Oxford	210	212	159	126
Perth	145	135	100	73
Northeastern Ontario	1,819	1,609	1,142	1,081
Algoma	672	695	615	542
Cochrane	413	379	308	299
Manitoulin	7	6	6	4
Nipissing	166	110	30	38
Parry Sound	47	61	43	38
Sudbury	455	320	128	154
Timiskaming	60	37	12	7
Northwestern Ontario	885	880	734	628
Kenora	186	179	159	140
Rainy River	31	20	8	9
Thunder Bay	668	680	567	479

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.4.5
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	37,005	35,261	29,296	27,295
Eastern Ontario	5,152	4,782	3,677	3,388
Dundas	23	14	7	4
Frontenac	407	300	204	153
Glengarry	27	26	19	18
Grenville	57	63	48	38
Hastings	258	224	139	106
Lanark	102	111	82	67
Leeds	147	150	116	98
Lennox & Addington	9	(10)	(23)	(25)
Ottawa-Carleton (R.M.)	3,697	3,520	2,857	2,750
Prescott	102	109	88	75
Prince Edward	19	24	11	5
Renfrew	138	106	47	29
Russell	39	42	36	34
Stormont	127	103	47	35
Central Ontario	25,105	24,050	20,499	19,449
Brant	349	372	298	251
Dufferin	99	116	107	108
Durham (R.M.)	1,520	1,797	1,764	1,707
Haldimand-Norfolk (R.M.)	246	278	235	200
Haliburton	16	18	14	11
Halton (R.M.)	1,472	1,728	1,842	1,856
Hamilton-Wentworth (R.M.)	1,701	1,523	1,191	966
Muskoka (D.M.)	70	86	66	56
Niagara (R.M.)	935	891	667	512
Northumberland	119	129	85	65
Peel (R.M.)	2,762	3,208	2,968	2,869
Peterborough	289	296	222	175
Simcoe	668	729	578	505
Toronto (M.M.)	11,129	8,668	6,470	6,385
Victoria	115	131	112	97
Waterloo (R.M.)	1,733	1,802	1,631	1,500
Wellington	551	582	508	457
York (R.M.)	1,330	1,693	1,741	1,729
Southwestern Ontario	4,044	3,907	3,170	2,663
Bruce	133	138	115	112
Elgin	167	163	128	108
Essex	816	746	571	472
Grey	129	144	119	90
Huron	70	61	46	37
Kent	224	194	138	103
Lambton	384	368	311	244
Middlesex	1,765	1,736	1,461	1,275
Oxford	210	217	171	140
Perth	145	138	108	83
Northeastern Ontario	1,819	1,631	1,190	1,136
Algoma	672	703	633	565
Cochrane	413	383	317	309
Manitoulin	7	7	6	4
Nipissing	166	113	37	45
Parry Sound	47	61	44	39
Sudbury	455	326	140	166
Timiskaming	60	38	13	8
Northwestern Ontario	885	891	760	659
Kenora	186	180	161	143
Rainy River	31	21	10	11
Thunder Bay	668	689	589	505

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 7.4.6
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	37,005	36,793	32,791	31,404
Eastern Ontario	5,152	4,945	4,047	3,822
Dundas	23	15	7	5
Frontenac	407	312	229	181
Glengarry	27	26	20	18
Grenville	57	64	50	40
Hastings	258	230	153	121
Lanark	102	112	85	71
Leeds	147	152	121	104
Lennox & Addington	9	(10)	(24)	(26)
Ottawa-Carleton (R.M.)	3,697	3,652	3,160	3,109
Prescott	102	110	91	79
Prince Edward	19	24	12	6
Renfrew	138	109	53	35
Russell	39	43	36	35
Stormont	127	107	55	44
Central Ontario	25,105	25,267	23,283	22,731
Brant	349	380	317	274
Dufferin	99	118	110	112
Durham (R.M.)	1,520	1,879	1,958	1,946
Haldimand-Norfolk (R.M.)	246	281	242	209
Haliburton	16	18	14	11
Halton (R.M.)	1,472	1,820	2,057	2,122
Hamilton-Wentworth (R.M.)	1,701	1,585	1,330	1,128
Muskoka (D.M.)	70	87	68	59
Niagara (R.M.)	935	919	728	583
Northumberland	119	131	90	71
Peel (R.M.)	2,762	3,277	3,132	3,077
Peterborough	289	300	233	188
Simcoe	668	740	603	536
Toronto (M.M.)	11,129	9,385	8,078	8,222
Victoria	115	132	115	101
Waterloo (R.M.)	1,733	1,859	1,764	1,661
Wellington	551	596	539	496
York (R.M.)	1,330	1,760	1,904	1,936
Southwestern Ontario	4,044	4,027	3,443	2,980
Bruce	133	140	120	117
Elgin	167	167	137	118
Essex	816	782	651	562
Grey	129	147	125	96
Huron	70	63	50	41
Kent	224	202	154	120
Lambton	384	378	334	271
Middlesex	1,765	1,785	1,573	1,409
Oxford	210	223	183	155
Perth	145	142	116	92
Northeastern Ontario	1,819	1,652	1,232	1,179
Algoma	672	711	652	589
Cochrane	413	387	326	318
Manitoulin	7	7	6	4
Nipissing	166	116	41	48
Parry Sound	47	62	46	41
Sudbury	455	331	147	170
Timiskaming	60	39	14	9
Northwestern Ontario	885	902	786	692
Kenora	186	181	163	145
Rainy River	31	22	12	13
Thunder Bay	668	698	611	534

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by Stamm Research Associates.

TABLE A 2.1.1
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE LOW FERTILITY, MEDIUM MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,157,872	9,572,846	9,853,841	10,042,037
Eastern Ontario	1,185,115	1,273,819	1,333,588	1,368,211	1,385,249
Dundas	18,925	19,704	20,098	20,325	20,438
Frontenac	108,080	115,288	120,822	124,052	125,729
Glengarry	20,225	20,407	20,161	19,881	19,485
Grenville	27,250	28,161	28,923	29,486	29,812
Hastings	106,760	112,788	117,095	119,773	121,184
Lanark	45,620	49,061	51,623	53,582	55,092
Leeds	53,785	55,756	57,161	58,004	58,356
Lennox & Addington	33,085	34,660	35,553	36,235	36,734
Ottawa-Carleton (R.M.)	546,810	606,492	648,310	672,800	685,997
Prescott	30,475	31,759	32,883	33,663	34,061
Prince Edward	22,305	22,589	22,560	22,387	22,075
Renfrew	87,515	89,108	88,311	86,815	84,696
Russell	22,395	24,667	26,572	28,253	29,717
Stormont	61,885	63,379	63,516	62,955	61,873
Central Ontario	5,347,575	5,727,535	6,029,364	6,244,541	6,403,349
Brant	104,425	107,894	110,936	112,825	113,853
Dufferin	31,080	35,223	39,738	43,870	47,621
Durham (R.M.)	283,685	319,316	350,317	376,604	399,138
Haldimand-Norfolk (R.M.)	89,500	91,653	92,981	93,626	93,604
Haliburton	11,340	12,090	12,720	13,218	13,614
Halton (R.M.)	253,865	280,644	303,650	322,085	336,240
Hamilton-Wentworth (R.M.)	411,485	427,377	436,820	439,978	438,893
Muskoka (D.M.)	38,385	40,930	43,269	45,077	46,543
Niagara (R.M.)	368,295	378,109	384,792	387,299	386,058
Northumberland	64,975	67,807	69,958	71,438	72,341
Peel (R.M.)	490,745	592,719	682,015	759,542	828,889
Peterborough	102,495	106,354	109,970	112,284	113,523
Simcoe	225,130	245,159	265,263	281,813	295,582
Toronto (M.M.)	2,137,325	2,179,442	2,187,138	2,162,569	2,123,566
Victoria	47,830	53,388	58,747	63,417	67,558
Waterloo (R.M.)	305,485	330,966	354,403	372,408	386,812
Wellington	129,475	139,798	149,131	156,448	162,268
York (R.M.)	252,055	318,666	377,516	430,040	477,246
Southwestern Ontario	1,272,745	1,312,332	1,346,577	1,366,822	1,376,566
Bruce	59,965	63,864	66,194	68,162	69,807
Elgin	69,800	71,341	73,584	75,323	76,482
Essex	312,500	314,998	316,868	316,012	312,936
Grey	73,910	75,273	76,529	77,366	77,768
Huron	56,080	56,807	57,328	57,634	57,644
Kent	106,995	107,019	107,057	106,230	104,690
Lambton	123,435	130,391	134,210	136,533	137,759
Middlesex	318,065	337,846	357,539	371,176	381,044
Oxford	85,940	87,752	89,450	90,347	90,609
Perth	66,055	67,041	67,818	68,039	67,827
Northeastern Ontario	583,340	599,746	609,448	613,550	611,452
Algoma	133,640	142,764	147,678	150,850	152,453
Cochrane	96,775	100,308	102,573	103,826	104,045
Manitoulin	10,960	11,329	11,651	11,996	12,266
Nipissing	80,170	80,957	81,155	80,631	79,225
Parry Sound	33,650	35,622	37,522	39,088	40,326
Sudbury	186,800	187,294	187,872	186,832	183,794
Timiskaming	41,345	41,472	40,997	40,327	39,343
Northwestern Ontario	236,285	244,440	253,869	260,717	265,421
Kenora	59,415	62,758	66,715	70,217	73,251
Rainy River	22,820	22,961	22,566	22,084	21,453
Thunder Bay	154,050	158,721	164,588	168,416	170,717

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.1.2
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE MEDIUM FERTILITY, MEDIUM MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,162,488	9,614,213	9,963,170	10,236,180
Eastern Ontario	1,185,115	1,274,447	1,339,191	1,382,867	1,410,899
Dundas	18,925	19,714	20,186	20,576	20,871
Frontenac	108,080	115,342	121,314	125,306	127,904
Glengarry	20,225	20,415	20,249	20,119	19,893
Grenville	27,250	28,174	29,042	29,811	30,408
Hastings	106,760	112,843	117,604	121,120	123,576
Lanark	45,620	49,084	51,840	54,177	56,190
Leeds	53,785	55,782	57,395	58,642	59,491
Lennox & Addington	33,085	34,678	35,702	36,648	37,490
Ottawa-Carleton (R.M.)	546,810	606,796	650,967	679,646	697,935
Prescott	30,475	31,775	33,025	34,037	34,722
Prince Edward	22,305	22,599	22,654	22,628	22,505
Renfrew	87,515	89,151	88,700	87,823	86,373
Russell	22,395	24,683	26,714	28,651	30,456
Stormont	61,885	63,411	63,799	63,683	63,085
Central Ontario	5,347,575	5,730,391	6,054,903	6,312,205	6,524,532
Brant	104,425	107,948	111,423	114,120	116,160
Dufferin	31,080	35,244	39,940	44,466	48,811
Durham (R.M.)	283,685	319,482	351,887	380,984	407,498
Haldimand-Norfolk (R.M.)	89,500	91,697	93,376	94,685	95,475
Haliburton	11,340	12,094	12,770	13,363	13,897
Halton (R.M.)	253,865	280,772	304,867	325,466	342,504
Hamilton-Wentworth (R.M.)	411,485	427,578	438,586	444,509	446,641
Muskoka (D.M.)	38,385	40,950	43,445	45,563	47,461
Niagara (R.M.)	368,295	378,281	386,354	391,413	393,185
Northumberland	64,975	67,838	70,246	72,223	73,770
Peel (R.M.)	490,745	593,038	685,121	768,478	846,540
Peterborough	102,495	106,401	110,406	113,463	115,665
Simcoe	225,130	245,274	266,360	284,896	301,496
Toronto (M.M.)	2,137,325	2,180,521	2,195,955	2,183,945	2,157,799
Victoria	47,830	53,413	58,994	64,140	69,016
Waterloo (R.M.)	305,485	331,138	355,950	376,556	394,379
Wellington	129,475	139,870	149,782	158,221	165,534
York (R.M.)	252,055	318,852	379,441	435,714	488,701
Southwestern Ontario	1,272,745	1,313,009	1,352,630	1,382,837	1,404,776
Bruce	59,965	63,900	66,534	69,100	71,542
Elgin	69,800	71,385	73,978	76,393	78,391
Essex	312,500	315,144	318,176	319,446	318,794
Grey	73,910	75,310	76,870	78,286	79,435
Huron	56,080	56,839	57,627	58,447	59,088
Kent	106,995	107,074	107,563	107,532	106,893
Lambton	123,435	130,460	134,820	138,152	140,635
Middlesex	318,065	338,016	359,020	375,048	387,990
Oxford	85,940	87,799	89,857	91,433	92,529
Perth	66,055	67,082	68,185	69,000	69,479
Northeastern Ontario	583,340	600,074	612,420	621,327	624,764
Algoma	133,640	142,845	148,405	152,744	155,759
Cochrane	96,775	100,375	103,168	105,368	106,669
Manitoulin	10,960	11,336	11,716	12,179	12,610
Nipissing	80,170	80,999	81,526	81,597	80,838
Parry Sound	33,650	35,638	37,678	39,523	41,148
Sudbury	186,800	187,384	188,699	188,989	187,400
Timiskaming	41,345	41,497	41,228	40,927	40,340
Northwestern Ontario	236,285	244,567	255,069	263,934	271,209
Kenora	59,415	62,796	67,086	71,254	75,180
Rainy River	22,820	22,970	22,676	22,370	21,928
Thunder Bay	154,050	158,801	165,307	170,310	174,101

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.1.3
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE HIGH FERTILITY, MEDIUM MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,174,926	9,676,882	10,105,876	10,485,714
Eastern Ontario	1,185,115	1,276,137	1,347,683	1,402,000	1,443,954
Dundas	18,925	19,741	20,324	20,897	21,434
Frontenac	108,080	115,494	122,060	126,952	130,702
Glengarry	20,225	20,440	20,381	20,421	20,426
Grenville	27,250	28,207	29,219	30,232	31,153
Hastings	106,760	112,990	118,367	122,877	126,641
Lanark	45,620	49,149	52,170	54,951	57,537
Leeds	53,785	55,851	57,753	59,470	60,942
Lennox & Addington	33,085	34,720	35,925	37,181	38,463
Ottawa-Carleton (R.M.)	546,810	607,616	655,016	688,620	713,251
Prescott	30,475	31,815	33,239	34,527	35,564
Prince Edward	22,305	22,626	22,789	22,947	23,061
Renfrew	87,515	89,266	89,285	89,133	88,665
Russell	22,395	24,724	26,928	29,167	31,393
Stormont	61,885	63,498	64,227	64,625	64,722
Central Ontario	5,347,575	5,738,072	6,093,618	6,400,560	6,679,373
Brant	104,425	108,094	112,158	115,802	119,122
Dufferin	31,080	35,297	40,244	45,237	50,241
Durham (R.M.)	283,685	319,934	354,268	386,692	417,781
Haldimand-Norfolk (R.M.)	89,500	91,815	93,973	96,063	97,906
Haliburton	11,340	12,108	12,847	13,554	14,239
Halton (R.M.)	253,865	281,109	306,701	329,863	350,298
Hamilton-Wentworth (R.M.)	411,485	428,122	441,263	450,432	456,814
Muskoka (D.M.)	38,385	41,000	43,707	46,193	48,594
Niagara (R.M.)	368,295	378,741	388,704	396,767	402,434
Northumberland	64,975	67,920	70,675	73,245	75,582
Peel (R.M.)	490,745	593,901	689,815	780,095	867,827
Peterborough	102,495	106,527	111,065	114,998	118,335
Simcoe	225,130	245,581	268,017	288,911	308,703
Toronto (M.M.)	2.137.325	2.183.427	2.209.407	2,212,055	2,204,939
Victoria	47,830	53,478	59,364	65,081	70,743
Waterloo (R.M.)	305,485	331,597	358,290	381,965	403,939
Wellington	129,475	140,060	150,774	160,531	169,622
York (R.M.)	252,055	319,361	382,346	443,076	502,254
Southwestern Ontario	1,272,745	1,314,828	1,361,797	1,403,723	1,441,397
Bruce	59,965	63,999	67,049	70,323	73,755
Elgin	69,800	71,498	74,574	77,784	80,856
Essex	312,500	315,537	320,149	323,910	326,585
Grey	73,910	75,411	77,384	79,488	81,553
Huron	56,080	56,926	58,075	59,502	60,971
Kent	106,995	107,228	108,320	109,223	109,835
Lambton	123,435	130,645	135,746	140,264	144,365
Middlesex	318,065	338,469	361,276	380,126	396,791
Oxford	85,940	87,921	90,480	92,850	95,016
Perth	66,055	67,194	68,744	70,253	71,670
Northeastern Ontario	583,340	600,963	616,908	631,464	642,342
Algoma	133,640	143,066	149,506	155,222	160,071
Cochrane	96,775	100,557	104,069	107,384	110,156
Manitoulin	10,960	11,352	11,812	12,422	13,042
Nipissing	80,170	81,110	82,087	82,849	82,981
Parry Sound	33,650	35,678	37,908	40,091	42,159
Sudbury	186,800	187,633	189,949	191,788	192,244
Timiskaming	41,345	41,567	41,577	41,708	41,689
Northwestern Ontario	236,285	244,926	256,876	268,129	278,648
Kenora	59,415	62,902	67,645	72,602	77,639
Rainy River	22,820	23,005	22,835	22,738	22,570
Thunder Bay	154,050	159,019	166,396	172,789	178,439

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.1.4
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE MEDIUM FERTILITY, LOW MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,152,426	9,556,954	9,849,648	10,063,679
Eastern Ontario	1,185,115	1,272,607	1,329,103	1,364,697	1,385,826
Dundas	18,925	19,684	20,012	20,226	20,346
Frontenac	108,080	115,181	120,506	123,770	125,643
Glengarry	20,225	20,404	20,210	20,039	19,785
Grenville	27,250	28,161	28,952	29,651	30,147
Hastings	106,760	112,708	116,896	119,795	121,648
Lanark	45,620	49,063	51,672	53,809	55,610
Leeds	53,785	55,757	57,248	58,340	59,037
Lennox & Addington	33,085	34,658	35,586	36,419	37,148
Ottawa-Carleton (R.M.)	546,810	605,653	644,603	668,712	683,443
Prescott	30,475	31,754	32,920	33,827	34,406
Prince Edward	22,305	22,588	22,601	22,516	22,345
Renfrew	87,515	89,017	87,955	86,386	84,335
Russell	22,395	24,664	26,613	28,433	30,129
Stormont	61,885	63,315	63,329	62,774	61,804
Central Ontario	5,347,575	5,723,544	6,015,353	6,231,842	6,399,210
Brant	104,425	107,877	111,022	113,325	114,953
Dufferin	31,080	35,222	39,817	44,198	48,339
Durham (R.M.)	283,685	319,322	350,922	378,978	404,144
Haldimand-Norfolk (R.M.)	89,500	91,668	93,209	94,346	94,990
Haliburton	11,340	12,094	12,761	13,341	13,853
Halton (R.M.)	253,865	280,408	302,971	321,812	337,072
Hamilton-Wentworth (R.M.)	411,485	427,109	435,924	439,273	438,822
Muskoka (D.M.)	38,385	40,929	43,323	45,319	47,049
Niagara (R.M.)	368,295	377,992	384,765	388,288	388,526
Northumberland	64,975	67,809	70,101	71,944	73,319
Peel (R.M.)	490,745	592,132	679,898	757,970	829,858
Peterborough	102,495	106,355	110,174	112,999	114,906
Simcoe	225,130	245,170	265,687	283,513	299,109
Toronto (M.M.)	2,137,325	2,176,994	2,175,257	2,141,297	2,091,707
Victoria	47,830	53,407	58,929	63,969	68,658
Waterloo (R.M.)	305,485	330,759	353,745	372,161	387,601
Wellington	129,475	139,768	149,188	157,040	163,660
York (R.M.)	252,055	318,529	377,660	432,069	462,644
Southwestern Ontario	1,272,745	1,311,996	1,346,773	1,371,281	1,387,535
Bruce	59,965	63,887	66,413	68,857	71,184
Elgin	69,800	71,354	73,785	76,003	77,814
Essex	312,500	314,814	316,324	315,837	313,496
Grey	73,910	75,291	76,745	78,014	79,019
Huron	56,080	56,815	57,493	58,200	58,741
Kent	106,995	107,016	107,207	106,842	105,923
Lambton	123,435	130,388	134,332	137,200	139,216
Middlesex	318,065	337,637	356,889	370,806	381,448
Oxford	85,940	87,746	89,577	90,875	91,716
Perth	66,055	67,048	68,008	68,647	68,978
Northeastern Ontario	583,340	599,825	611,298	619,146	621,782
Algoma	133,640	142,765	148,102	152,176	154,937
Cochrane	96,775	100,344	103,017	105,078	106,314
Manitoulin	10,960	11,335	11,712	12,164	12,591
Nipissing	80,170	80,968	81,385	81,340	80,512
Parry Sound	33,650	35,612	37,565	39,282	40,742
Sudbury	186,800	187,316	188,335	188,283	186,462
Timiskaming	41,345	41,485	41,182	40,823	40,224
Northwestern Ontario	236,285	244,454	254,427	262,682	269,326
Kenora	59,415	62,790	67,020	71,132	74,997
Rainy River	22,820	22,958	22,621	22,262	21,800
Thunder Bay	154,050	158,706	164,786	169,288	172,529

Source: Based on Population Projections Derived from Canadian Census by
the Ministry of Treasury and Economics.

TABLE A 2.1.5
TOTAL POPULATION
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE MEDIUM FERTILITY, HIGH MIGRATION ASSUMPTION

Region/County	1981	1986	1991	1996	2001
Ontario Total	8,625,060	9,182,656	9,695,120	10,117,283	10,467,431
Eastern Ontario	1,185,115	1,278,147	1,353,526	1,407,664	1,444,812
Dundas	18,925	19,783	20,443	21,057	21,576
Frontenac	108,080	115,645	122,473	127,421	130,952
Glengarry	20,225	20,431	20,304	20,211	20,038
Grenville	27,250	28,207	29,157	30,037	30,729
Hastings	106,760	113,100	118,601	122,914	126,166
Lanark	45,620	49,146	52,093	54,661	56,919
Leeds	53,785	55,840	57,610	59,050	60,110
Lennox & Addington	33,085	34,717	35,867	36,957	37,955
Ottawa-Carleton (R.M.)	546,810	609,105	659,993	694,619	717,477
Prescott	30,475	31,802	33,176	34,313	35,131
Prince Edward	22,305	22,618	22,736	22,772	22,737
Renfrew	87,515	89,439	89,748	89,775	89,240
Russell	22,395	24,723	26,859	28,946	30,896
Stormont	61,885	63,591	64,466	64,931	64,886
Central Ontario	5,347,575	5,744,113	6,110,681	6,421,192	6,691,221
Brant	104,425	108,084	111,988	115,192	117,780
Dufferin	31,080	35,285	40,114	44,828	49,347
Durham (R.M.)	283,685	319,814	353,265	383,714	411,564
Haldimand-Norfolk (R.M.)	89,500	91,752	93,619	95,132	96,153
Haliburton	11,340	12,095	12,779	13,388	13,936
Halton (R.M.)	253,865	281,494	307,579	330,473	349,592
Hamilton-Wentworth (R.M.)	411,485	428,527	442,343	451,613	457,298
Muskoka (D.M.)	38,385	40,996	43,609	45,904	47,971
Niagara (R.M.)	368,295	378,840	388,589	395,648	399,524
Northumberland	64,975	67,887	70,447	72,618	74,347
Peel (R.M.)	490,745	594,866	692,551	782,839	867,648
Peterborough	102,495	106,477	110,738	114,116	116,620
Simcoe	225,130	245,503	267,326	286,808	304,308
Toronto (M.M.)	2,137,325	2,187,570	2,224,925	2,241,488	2,248,716
Victoria	47,830	53,430	59,106	64,376	69,361
Waterloo (R.M.)	305,485	331,912	359,053	382,504	403,315
Wellington	129,475	140,068	150,612	159,823	167,944
York (R.M.)	252,055	319,513	382,038	440,728	495,797
Southwestern Ontario	1,272,745	1,315,105	1,360,902	1,398,507	1,428,345
Bruce	59,965	63,944	66,697	69,408	72,027
Elgin	69,800	71,459	74,254	76,926	79,192
Essex	312,500	315,816	320,793	324,354	326,163
Grey	73,910	75,364	77,059	78,654	79,975
Huron	56,080	56,873	57,803	58,774	59,595
Kent	106,995	107,208	108,063	108,476	108,314
Lambton	123,435	130,641	135,503	139,447	142,597
Middlesex	318,065	338,760	362,044	380,817	396,613
Oxford	85,940	87,899	90,245	92,171	93,654
Perth	66,055	67,141	68,441	69,480	70,215
Northeastern Ontario	583,340	600,508	614,060	624,282	629,290
Algoma	133,640	142,975	148,846	153,537	156,933
Cochrane	96,775	100,433	103,381	105,754	107,270
Manitoulin	10,960	11,339	11,721	12,197	12,633
Nipissing	80,170	81,044	81,710	81,930	81,367
Parry Sound	33,650	35,676	37,847	39,849	41,645
Sudbury	186,800	187,523	189,234	189,942	188,872
Timiskaming	41,345	41,518	41,321	41,073	40,570
Northwestern Ontario	236,285	244,783	255,951	265,638	273,763
Kenora	59,415	62,810	67,162	71,426	75,435
Rainy River	22,820	22,991	22,752	22,507	22,145
Thunder Bay	154,050	158,982	166,037	171,705	176,183

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.2.1
AVERAGE ANNUAL POPULATION GROWTH
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE LOW FERTILITY, MEDIUM MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.21	0.89	0.58	0.38
Eastern Ontario	1.45	0.92	0.51	0.25
Dundas	0.81	0.40	0.22	0.11
Frontenac	1.30	0.94	0.53	0.27
Glengarry	0.18	-0.24	-0.28	-0.40
Grenville	0.66	0.54	0.39	0.22
Hastings	1.10	0.75	0.45	0.23
Lanark	1.46	1.02	0.75	0.56
Leeds	0.72	0.50	0.29	0.12
Lennox & Addington	0.93	0.51	0.38	0.27
Ottawa-Carleton (R.M.)	2.09	1.34	0.74	0.39
Prescott	0.83	0.70	0.47	0.24
Prince Edward	0.25	-0.03	-0.15	-0.29
Renfrew	0.36	-0.18	-0.34	-0.49
Russell	1.95	1.50	1.23	1.02
Stormont	0.48	0.04	-0.18	-0.35
Central Ontario	1.38	1.03	0.70	0.50
Brant	0.66	0.56	0.34	0.18
Dufferin	2.53	2.44	2.00	1.65
Durham (R.M.)	2.39	1.87	1.46	1.17
Haldimand-Norfolk (R.M.)	0.48	0.29	0.14	.00
Haliburton	1.29	1.02	0.77	0.59
Halton (R.M.)	2.03	1.59	1.19	0.86
Hamilton-Wentworth (R.M.)	0.76	0.44	0.14	-0.05
Muskoka (D.M.)	1.29	1.12	0.82	0.64
Niagara (R.M.)	0.53	0.35	0.13	-0.06
Northumberland	0.86	0.63	0.42	0.25
Peel (R.M.)	3.85	2.85	2.18	1.76
Peterborough	0.74	0.67	0.42	0.22
Simcoe	1.72	1.59	1.22	0.96
Toronto (M.M.)	0.39	0.07	-0.23	-0.36
Victoria	2.22	1.93	1.54	1.27
Waterloo (R.M.)	1.62	1.38	1.00	0.76
Wellington	1.55	1.30	0.96	0.73
York (R.M.)	4.80	3.45	2.64	2.10
Southwestern Ontario	0.61	0.52	0.30	0.14
Bruce	1.27	0.72	0.59	0.48
Elgin	0.44	0.62	0.47	0.31
Essex	0.16	0.12	-0.05	-0.20
Grey	0.37	0.33	0.22	0.10
Huron	0.26	0.18	0.11	.00
Kent	.00	0.01	-0.15	-0.29
Lambton	1.10	0.58	0.34	0.18
Middlesex	1.21	1.14	0.75	0.53
Oxford	0.42	0.38	0.20	0.06
Perth	0.30	0.23	0.07	-0.06
Northeastern Ontario	0.56	0.32	0.13	-0.07
Algoma	1.33	0.68	0.43	0.21
Cochrane	0.72	0.45	0.24	0.04
Manitoulin	0.66	0.56	0.59	0.45
Nipissing	0.20	0.05	-0.13	-0.35
Parry Sound	1.15	1.04	0.82	0.63
Sudbury	0.05	0.06	-0.11	-0.33
Timiskaming	0.06	-0.23	-0.33	-0.49
Northwestern Ontario	0.68	0.76	0.53	0.36
Kenora	1.10	1.23	1.03	0.85
Rainy River	0.12	-0.35	-0.43	-0.58
Thunder Bay	0.60	0.73	0.46	0.27

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.2.2

AVERAGE ANNUAL POPULATION GROWTH RATES BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE MEDIUM FERTILITY, MEDIUM MIGRATION ASSUMPTION

(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.18	2.62	1.94	1.62
Eastern Ontario	2.95	2.40	1.66	1.39
Dundas	1.63	0.94	0.43	0.25
Frontenac	2.50	1.66	1.05	0.73
Glengarry	2.09	1.85	1.28	1.06
Grenville	2.43	2.39	1.64	1.18
Hastings	2.02	1.60	0.94	0.66
Lanark	2.26	2.21	1.47	1.10
Leeds	2.60	2.35	1.63	1.25
Lennox & Addington	0.35	-0.36	-0.90	-1.02
Ottawa-Carleton (R.M.)	3.50	2.84	2.04	1.75
Prescott	3.48	3.15	2.22	1.69
Prince Edward	1.06	1.22	0.56	0.21
Renfrew	1.71	1.22	0.52	0.29
Russell	3.22	3.02	2.24	1.88
Stormont	1.60	1.21	0.53	0.36
Central Ontario	3.35	2.75	2.08	1.76
Brant	2.92	2.70	1.93	1.46
Dufferin	4.14	3.99	3.07	2.64
Durham (R.M.)	5.54	5.05	3.95	3.17
Haldimand-Norfolk (R.M.)	2.94	2.89	2.14	1.63
Haliburton	2.23	2.23	1.58	1.09
Halton (R.M.)	5.62	5.07	4.28	3.52
Hamilton-Wentworth (R.M.)	2.85	2.24	1.59	1.17
Muskoka (D.M.)	2.33	2.52	1.73	1.34
Niagara (R.M.)	2.51	2.13	1.46	1.02
Northumberland	2.00	1.97	1.19	0.84
Peel (R.M.)	5.19	4.72	3.55	2.89
Peterborough	2.64	2.39	1.62	1.16
Simcoe	3.18	2.98	2.07	1.62
Toronto (M.M.)	2.77	1.91	1.32	1.19
Victoria	2.90	2.87	2.16	1.66
Waterloo (R.M.)	4.01	3.46	2.68	2.15
Wellington	3.63	3.23	2.44	1.94
York (R.M.)	7.72	6.88	5.23	4.09
Southwestern Ontario	2.71	2.31	1.69	1.29
Bruce	2.88	2.62	1.94	1.68
Elgin	2.45	2.13	1.53	1.17
Essex	2.36	1.94	1.37	1.03
Grey	1.82	1.86	1.41	0.97
Huron	1.63	1.33	0.96	0.69
Kent	1.91	1.52	1.02	0.70
Lambton	2.93	2.45	1.86	1.32
Middlesex	3.41	2.87	2.12	1.65
Oxford	2.46	2.26	1.61	1.20
Perth	2.20	1.89	1.37	0.96
Northeastern Ontario	2.81	2.22	1.48	1.28
Algoma	4.37	3.74	2.86	2.20
Cochrane	3.58	2.83	2.07	1.78
Manitoulin	1.02	0.87	0.71	0.49
Nipissing	1.82	1.16	0.37	0.40
Parry Sound	2.00	2.32	1.52	1.23
Sudbury	2.15	1.41	0.58	0.63
Timiskaming	1.33	0.81	0.28	0.14
Northwestern Ontario	3.73	3.16	2.35	1.79
Kenora	3.57	2.94	2.31	1.80
Rainy River	1.74	1.13	0.52	0.51
Thunder Bay	3.99	3.42	2.51	1.89

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.2.3
AVERAGE ANNUAL POPULATION GROWTH BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE HIGH FERTILITY, MEDIUM MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.24	1.07	0.87	0.74
Eastern Ontario	1.49	1.10	0.79	0.59
Dundas	0.85	0.58	0.56	0.51
Frontenac	1.34	1.11	0.79	0.58
Glengarry	0.21	-0.06	0.04	.00
Grenville	0.69	0.71	0.68	0.60
Hastings	1.14	0.93	0.75	0.61
Lanark	1.50	1.20	1.04	0.92
Leeds	0.76	0.67	0.59	0.49
Lennox & Addington	0.97	0.68	0.69	0.68
Ottawa-Carleton (R.M.)	2.13	1.51	1.01	0.71
Prescott	0.86	0.88	0.76	0.59
Prince Edward	0.29	0.14	0.14	0.10
Renfrew	0.40	.00	-0.03	-0.11
Russell	2.00	1.72	1.61	1.48
Stormont	0.52	0.23	0.12	0.03
Central Ontario	1.42	1.21	0.99	0.86
Brant	0.69	0.74	0.64	0.57
Dufferin	2.58	2.66	2.37	2.12
Durham (R.M.)	2.43	2.06	1.77	1.56
Heldimand-Norfolk (R.M.)	0.51	0.47	0.44	0.38
Haliburton	1.32	1.19	1.08	0.99
Halton (R.M.)	2.06	1.76	1.47	1.21
Hamilton-Wentworth (R.M.)	0.80	0.61	0.41	0.28
Muskoka (D.M.)	1.33	1.29	1.11	1.02
Niagara (R.M.)	0.56	0.52	0.41	0.28
Northumberland	0.89	0.80	0.72	0.63
Peel (R.M.)	3.89	3.04	2.49	2.15
Peterborough	0.77	0.84	0.70	0.57
Simcoe	1.75	1.76	1.51	1.33
Toronto (M.M.)	0.43	0.24	0.02	-0.06
Victoria	2.26	2.11	1.86	1.68
Waterloo (R.M.)	1.65	1.56	1.29	1.12
Wellington	1.58	1.49	1.26	1.11
York (R.M.)	4.85	3.67	2.99	2.54
Southwestern Ontario	0.65	0.70	0.61	0.53
Bruce	1.31	0.94	0.96	0.96
Elgin	0.48	0.85	0.85	0.78
Essex	0.19	0.29	0.23	0.16
Grey	0.40	0.52	0.54	0.51
Huron	0.30	0.40	0.49	0.49
Kent	0.04	0.20	0.17	0.11
Lambton	1.14	0.77	0.66	0.58
Middlesex	1.25	1.31	1.02	0.86
Oxford	0.46	0.58	0.52	0.46
Perth	0.34	0.46	0.44	0.40
Northeastern Ontario	0.60	0.53	0.47	0.34
Algoma	1.37	0.88	0.75	0.62
Cochrane	0.77	0.69	0.63	0.51
Manitoulin	0.71	0.80	1.01	0.98
Nipissing	0.23	0.24	0.18	0.03
Parry Sound	1.18	1.22	1.13	1.01
Sudbury	0.09	0.25	0.19	0.05
Timiskaming	0.11	.00	0.06	-0.01
Northwestern Ontario	0.72	0.96	0.86	0.77
Kenora	1.15	1.46	1.42	1.35
Rainy River	0.16	-0.15	-0.09	-0.15
Thunder Bay	0.64	0.91	0.76	0.65

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.2.4
AVERAGE ANNUAL POPULATION GROWTH BY REGION/COUNTY, ONTARIO, 1981-2001; USING THE MEDIUM FERTILITY, LOW MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.19	0.87	0.61	0.43
Eastern Ontario	1.43	0.87	0.53	0.31
Dundas	0.79	0.33	0.21	0.12
Frontenac	1.28	0.91	0.54	0.30
Glengarry	0.18	-0.19	-0.17	-0.25
Grenville	0.66	0.56	0.48	0.33
Hastings	1.09	0.73	0.49	0.31
Lanark	1.47	1.04	0.81	0.66
Leeds	0.72	0.53	0.38	0.24
Lennox & Addington	0.93	0.53	0.46	0.40
Ottawa-Carleton (R.M.)	2.07	1.25	0.74	0.44
Prescott	0.83	0.72	0.55	0.34
Prince Edward	0.25	0.01	-0.08	-0.15
Renfrew	0.34	-0.24	-0.36	-0.48
Russell	1.95	1.53	1.33	1.17
Stormont	0.46	.00	-0.18	-0.31
Central Ontario	1.37	1.00	0.71	0.53
Brant	0.65	0.58	0.41	0.29
Dufferin	2.53	2.48	2.11	1.81
Durham (R.M.)	2.39	1.91	1.55	1.29
Haldimand-Norfolk (R.M.)	0.48	0.33	0.24	0.14
Haliburton	1.30	1.08	0.89	0.76
Halton (R.M.)	2.01	1.56	1.21	0.93
Hamilton-Wentworth (R.M.)	0.75	0.41	0.15	-0.02
Muskoka (D.M.)	1.29	1.14	0.90	0.75
Niagara (R.M.)	0.52	0.36	0.18	0.01
Northumberland	0.86	0.67	0.52	0.38
Peel (R.M.)	3.83	2.80	2.20	1.83
Peterborough	0.74	0.71	0.51	0.34
Simcoe	1.72	1.62	1.31	1.08
Toronto (M.M.)	0.37	-0.02	-0.31	-0.47
Victoria	2.23	1.99	1.65	1.42
Waterloo (R.M.)	1.60	1.35	1.02	0.82
Wellington	1.54	1.31	1.03	0.83
York (R.M.)	4.79	3.46	2.73	2.24
Southwestern Ontario	0.61	0.52	0.36	0.24
Bruce	1.28	0.78	0.73	0.67
Elgin	0.44	0.67	0.59	0.47
Essex	0.15	0.10	-0.03	-0.15
Grey	0.37	0.36	0.33	0.26
Huron	0.26	0.24	0.24	0.19
Kent	.00	0.04	-0.07	-0.17
Lambton	1.10	0.60	0.42	0.29
Middlesex	1.20	1.12	0.77	0.57
Oxford	0.42	0.41	0.29	0.18
Perth	0.30	0.28	0.19	0.10
Northeastern Ontario	0.56	0.38	0.26	0.09
Algoma	1.33	0.74	0.54	0.36
Cochrane	0.73	0.53	0.40	0.23
Manitoulin	0.68	0.66	0.76	0.69
Nipissing	0.20	0.10	-0.01	-0.20
Parry Sound	1.14	1.07	0.90	0.73
Sudbury	0.06	0.11	-0.01	-0.19
Timiskaming	0.07	-0.15	-0.17	-0.30
Northwestern Ontario	0.68	0.80	0.64	0.50
Kenora	1.11	1.31	1.20	1.06
Rainy River	0.12	-0.30	-0.32	-0.42
Thunder Bay	0.60	0.75	0.54	0.38

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 2.2.5
AVERAGE ANNUAL POPULATION GROWTH
BY REGION/COUNTY, ONTARIO, 1981-2001;
USING THE MEDIUM FERTILITY, HIGH MIGRATION ASSUMPTION
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.26	1.09	0.86	0.68
Eastern Ontario	1.52	1.15	0.79	0.52
Dundas	0.89	0.66	0.59	0.49
Frontenac	1.36	1.15	0.80	0.55
Glengarry	0.20	-0.12	-0.09	-0.17
Grenville	0.69	0.66	0.60	0.46
Hastings	1.16	0.95	0.72	0.52
Lanark	1.50	1.17	0.97	0.81
Leeds	0.75	0.63	0.49	0.36
Lennox & Addington	0.97	0.65	0.60	0.53
Ottawa-Carleton (R.M.)	2.18	1.62	1.03	0.65
Prescott	0.86	0.85	0.68	0.47
Prince Edward	0.28	0.10	0.03	-0.03
Renfrew	0.44	0.07	0.01	-0.12
Russell	2.00	1.67	1.51	1.31
Stormont	0.55	0.27	0.14	-0.01
Central Ontario	1.44	1.24	1.00	0.83
Brant	0.69	0.71	0.57	0.45
Dufferin	2.57	2.60	2.25	1.94
Durham (R.M.)	2.43	2.01	1.67	1.41
Haldimand-Norfolk (R.M.)	0.50	0.40	0.32	0.21
Haliburton	1.30	1.11	0.94	0.81
Halton (R.M.)	2.09	1.79	1.45	1.13
Hamilton-Wentworth (R.M.)	0.81	0.64	0.42	0.25
Muskoka (D.M.)	1.32	1.24	1.03	0.88
Niagara (R.M.)	0.57	0.51	0.36	0.20
Northumberland	0.88	0.74	0.61	0.47
Peel (R.M.)	3.92	3.09	2.48	2.08
Peterborough	0.77	0.79	0.60	0.44
Simcoe	1.75	1.72	1.42	1.19
Toronto (M.M.)	0.47	0.34	0.15	0.06
Victoria	2.24	2.04	1.72	1.50
Waterloo (R.M.)	1.67	1.58	1.27	1.07
Wellington	1.59	1.46	1.19	1.00
York (R.M.)	4.86	3.64	2.90	2.38
Southwestern Ontario	0.66	0.69	0.55	0.42
Bruce	1.29	0.85	0.80	0.74
Elgin	0.47	0.77	0.71	0.58
Essex	0.21	0.31	0.22	0.11
Grey	0.39	0.45	0.41	0.33
Huron	0.28	0.32	0.33	0.28
Kent	0.04	0.16	0.08	-0.03
Lambton	1.14	0.73	0.58	0.45
Middlesex	1.27	1.34	1.02	0.82
Oxford	0.45	0.53	0.42	0.32
Perth	0.33	0.38	0.30	0.21
Northeastern Ontario	0.58	0.45	0.33	0.16
Algoma	1.36	0.81	0.62	0.44
Cochrane	0.74	0.58	0.45	0.29
Manitoulin	0.68	0.66	0.80	0.70
Nipissing	0.22	0.16	0.05	-0.14
Parry Sound	1.18	1.19	1.04	0.89
Sudbury	0.08	0.18	0.07	-0.11
Timiskaming	0.08	-0.10	-0.12	-0.25
Northwestern Ontario	0.71	0.90	0.75	0.60
Kenora	1.12	1.35	1.24	1.10
Rainy River	0.15	-0.21	-0.22	-0.32
Thunder Bay	0.63	0.87	0.67	0.52

Source: Based on Population Projections Derived from Canadian Census by the Ministry of Treasury and Economics.

TABLE A 4.1.1
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	131,630	127,182	113,447	107,945	108,253
25-44	1,009,920	1,154,334	1,278,127	1,291,309	1,277,037
45-64	759,660	803,775	856,096	959,205	1,071,479
65+	291,850	336,608	391,652	439,200	471,694
ALL AGES 15+	2,193,060	2,421,899	2,639,322	2,797,659	2,928,462
FEMALES:					
15-24	77,965	71,742	62,791	59,524	60,804
25-44	265,705	305,301	332,719	328,990	314,518
45-64	206,145	217,433	228,442	257,255	291,743
65+	226,940	262,031	306,092	339,873	363,995
ALL AGES 15+	776,755	856,506	930,044	985,643	1,031,061
TOTALS:					
15-24	209,595	198,924	176,238	167,469	169,057
25-44	1,275,625	1,459,634	1,610,846	1,620,299	1,591,555
45-64	965,805	1,021,208	1,084,538	1,216,461	1,363,222
65+	518,790	598,639	697,744	779,073	835,689
ALL AGES 15+	2,969,815	3,278,405	3,569,366	3,783,302	3,959,523
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	4.43	3.88	3.18	2.85	2.73
25-44	34.01	35.21	35.81	34.13	32.25
45-64	25.58	24.52	23.98	25.35	27.06
65+	9.83	10.27	10.97	11.61	11.91
ALL AGES 15+	73.85	73.87	73.94	73.95	73.96
FEMALES:					
15-24	2.63	2.19	1.76	1.57	1.54
25-44	8.95	9.31	9.32	8.70	7.94
45-64	6.94	6.63	6.40	6.80	7.37
65+	7.64	7.99	8.58	8.98	9.19
ALL AGES 15+	26.15	26.13	26.06	26.05	26.04
TOTALS:					
15-24	7.06	6.07	4.94	4.43	4.27
25-44	42.95	44.52	45.13	42.83	40.20
45-64	32.52	31.15	30.38	32.15	34.43
65+	17.47	18.26	19.55	20.59	21.11
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.1.2
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	131,630	127,182	113,447	107,945	108,630
25-44	1,009,920	1,154,334	1,278,127	1,291,309	1,277,071
45-64	759,660	803,775	856,096	959,205	1,071,477
65+	291,850	336,608	391,652	439,200	471,690
ALL AGES 15+	2,193,060	2,421,899	2,639,322	2,797,659	2,928,868
FEMALES:					
15-24	77,965	71,742	62,791	59,524	61,014
25-44	265,705	305,301	332,719	328,990	314,492
45-64	206,145	217,433	228,442	257,255	291,726
65+	226,940	262,031	306,092	339,873	363,984
ALL AGES 15+	776,755	856,506	930,044	985,643	1,031,216
TOTALS:					
15-24	209,595	198,924	176,238	167,469	169,644
25-44	1,275,625	1,459,634	1,610,846	1,620,299	1,591,563
45-64	965,805	1,021,208	1,084,538	1,216,461	1,363,203
65+	518,790	598,639	697,744	779,073	835,674
ALL AGES 15+	2,969,815	3,278,405	3,569,366	3,783,302	3,960,084
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	4.43	3.88	3.18	2.85	2.74
25-44	34.01	35.21	35.81	34.13	32.25
45-64	25.58	24.52	23.98	25.35	27.06
65+	9.83	10.27	10.97	11.61	11.91
ALL AGES 15+	73.85	73.87	73.94	73.95	73.96
FEMALES:					
15-24	2.63	2.19	1.76	1.57	1.54
25-44	8.95	9.31	9.32	8.70	7.94
45-64	6.94	6.63	6.40	6.80	7.37
65+	7.64	7.99	8.58	8.98	9.19
ALL AGES 15+	26.15	26.13	26.06	26.05	26.04
TOTALS:					
15-24	7.06	6.07	4.94	4.43	4.28
25-44	42.95	44.52	45.13	42.83	40.19
45-64	32.52	31.15	30.38	32.15	34.42
65+	17.47	18.26	19.55	20.59	21.10
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.1.3
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	127,182	113,447	107,945	109,658
25-44	1,009,920	1,154,334	1,278,127	1,291,309	1,277,037
45-64	759,660	803,775	856,096	959,205	1,071,479
65+	291,850	336,608	391,652	439,200	471,694
ALL AGES 15+	2,193,060	2,421,899	2,639,322	2,797,659	2,929,867
FEMALES:					
15-24	77,965	71,742	62,791	59,524	61,594
25-44	265,705	305,301	332,719	328,990	314,518
45-64	206,145	217,433	228,442	257,255	291,743
65+	226,940	262,031	306,092	339,873	363,995
ALL AGES 15+	776,755	856,506	930,044	985,643	1,031,850
TOTALS:					
15-24	209,595	198,924	176,238	167,469	171,252
25-44	1,275,625	1,459,634	1,610,846	1,620,299	1,591,555
45-64	965,805	1,021,208	1,084,538	1,216,461	1,363,222
65+	518,790	598,639	697,744	779,073	835,689
ALL AGES 15+	2,969,815	3,278,405	3,569,366	3,783,302	3,961,717
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.88	3.18	2.85	2.77
25-44	34.01	35.21	35.81	34.13	32.23
45-64	25.58	24.52	23.98	25.35	27.05
65+	9.83	10.27	10.97	11.61	11.91
ALL AGES 15+	73.85	73.87	73.94	73.95	73.95
FEMALES:					
15-24	2.63	2.19	1.76	1.57	1.55
25-44	8.95	9.31	9.32	8.70	7.94
45-64	6.94	6.63	6.40	6.80	7.36
65+	7.64	7.99	8.58	8.98	9.19
ALL AGES 15+	26.15	26.13	26.06	26.05	26.05
TOTALS:					
15-24	7.06	6.07	4.94	4.43	4.32
25-44	42.95	44.52	45.13	42.83	40.17
45-64	32.52	31.15	30.38	32.15	34.41
65+	17.47	18.26	19.55	20.59	21.09
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.1.4
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	127,009	112,586	106,418	106,469
25-44	1,009,920	1,152,965	1,269,694	1,273,907	1,250,700
45-64	759,660	803,331	853,652	954,143	1,062,727
65+	291,850	336,414	390,423	436,629	467,731
ALL AGES 15+	2,193,060	2,419,718	2,626,355	2,771,097	2,887,627
FEMALES:					
15-24	77,965	71,600	62,126	58,422	59,504
25-44	265,705	304,924	330,287	323,778	306,425
45-64	206,145	217,245	227,443	255,385	288,861
65+	226,940	261,882	305,137	337,760	360,471
ALL AGES 15+	776,755	855,651	924,993	975,345	1,015,261
TOTALS:					
15-24	209,595	198,609	174,712	164,840	165,972
25-44	1,275,625	1,457,889	1,599,981	1,597,685	1,557,125
45-64	965,805	1,020,576	1,081,095	1,209,528	1,351,588
65+	518,790	598,295	695,560	774,389	828,202
ALL AGES 15+	2,969,815	3,275,369	3,551,348	3,746,442	3,902,887
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.88	3.17	2.84	2.73
25-44	34.01	35.20	35.75	34.00	32.05
45-64	25.58	24.53	24.04	25.47	27.23
65+	9.83	10.27	10.99	11.65	11.98
ALL AGES 15+	73.85	73.88	73.95	73.97	73.99
FEMALES:					
15-24	2.63	2.19	1.75	1.56	1.52
25-44	8.95	9.31	9.30	8.64	7.85
45-64	6.94	6.63	6.40	6.82	7.40
65+	7.64	8.00	8.59	9.02	9.24
ALL AGES 15+	26.15	26.12	26.05	26.03	26.01
TOTALS:					
15-24	7.06	6.06	4.92	4.40	4.25
25-44	42.95	44.51	45.05	42.65	39.90
45-64	32.52	31.16	30.44	32.28	34.63
65+	17.47	18.27	19.59	20.67	21.22
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.

2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.1.5

NUMBER OF HOUSEHOLDS BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001

MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
		NUMBER OF HOUSEHOLDS			
MALES:					
15-24	131,630	127,531	114,624	109,994	111,513
25-44	1,009,920	1,157,109	1,290,213	1,314,924	1,312,253
45-64	759,660	804,695	859,569	966,150	1,083,508
65+	291,850	337,005	393,417	442,693	476,983
ALL AGES 15+	2,193,060	2,426,340	2,657,822	2,833,762	2,984,256
FEMALES:					
15-24	77,965	72,026	63,683	60,999	63,027
25-44	265,705	306,047	336,234	336,101	325,344
45-64	206,145	217,810	229,831	259,783	295,641
65+	226,940	262,338	307,463	342,792	368,773
ALL AGES 15+	776,755	858,221	937,211	999,675	1,052,785
TOTALS:					
15-24	209,595	199,557	178,307	170,993	174,540
25-44	1,275,625	1,463,156	1,626,447	1,651,025	1,637,597
45-64	965,805	1,022,505	1,089,400	1,225,934	1,379,149
65+	518,790	599,343	700,880	785,485	845,756
ALL AGES 15+	2,969,815	3,284,561	3,595,034	3,833,436	4,037,041
		PERCENTAGE DISTRIBUTION (2)			
MALES:					
15-24	4.43	3.88	3.19	2.87	2.76
25-44	34.01	35.23	35.89	34.30	32.51
45-64	25.58	24.50	23.91	25.20	26.84
65+	9.83	10.26	10.94	11.55	11.82
ALL AGES 15+	73.85	73.87	73.93	73.92	73.92
FEMALES:					
15-24	2.63	2.19	1.77	1.59	1.56
25-44	8.95	9.32	9.35	8.77	8.06
45-64	6.94	6.63	6.39	6.78	7.32
65+	7.64	7.99	8.55	8.94	9.13
ALL AGES 15+	26.15	26.13	26.07	26.08	26.08
TOTALS:					
15-24	7.06	6.08	4.96	4.46	4.32
25-44	42.95	44.55	45.24	43.07	40.56
45-64	32.52	31.13	30.30	31.98	34.16
65+	17.47	18.25	19.50	20.49	20.95
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.2.1
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,278,405	3,569,366	3,783,302	3,959,523
Eastern Ontario	416,625	466,379	510,308	539,769	562,673
Dundas	6,290	6,642	7,025	7,314	7,492
Frontenac	38,080	42,845	46,893	49,633	51,826
Glengarry	6,475	6,623	6,920	7,047	7,041
Grenville	9,195	9,652	10,399	10,968	11,373
Hastings	37,060	40,704	44,210	46,492	48,267
Lanark	15,750	17,127	18,678	19,888	20,953
Leeds	18,925	20,123	21,457	22,362	22,984
Lennox & Addington	10,750	11,531	12,440	13,189	13,773
Ottawa-Carleton (R.M.)	200,495	232,530	259,122	277,555	292,376
Prescott	9,640	10,516	11,532	12,172	12,663
Prince Edward	7,610	7,855	8,168	8,277	8,243
Renfrew	28,710	30,551	31,877	32,199	32,059
Russell	6,570	7,378	8,283	9,086	9,826
Stormont	21,075	22,300	23,303	23,586	23,795
Central Ontario	1,843,445	2,051,777	2,245,489	2,393,075	2,517,494
Brant	36,085	38,504	41,376	43,380	45,036
Dufferin	9,805	11,368	13,381	15,283	17,016
Durham (R.M.)	90,640	107,036	124,084	138,906	152,487
Haldimand-Norfolk (R.M.)	30,110	31,915	33,978	35,317	36,251
Haliburton	4,225	4,484	4,801	5,023	5,213
Halton (R.M.)	81,575	95,767	110,843	123,141	133,294
Hamilton-Wentworth (R.M.)	147,205	159,879	170,177	176,597	180,751
Muskoka (D.M.)	13,715	14,739	16,041	16,951	17,820
Niagara (R.M.)	127,495	136,358	145,767	151,794	155,394
Northumberland	22,345	23,863	25,753	27,002	27,922
Peel (R.M.)	150,765	192,002	232,929	270,645	305,869
Peterborough	36,275	38,897	42,019	44,153	45,739
Simcoe	74,865	84,775	96,786	106,308	114,867
Toronto (M.M.)	776,380	824,606	853,527	863,779	867.697
Victoria	17,105	19,147	21,566	23,699	25,701
Waterloo (R.M.)	104,465	119,219	133,635	145,853	156,709
Wellington	43,655	49,317	55,003	59,617	63,749
York (R.M.)	76,735	99,900	123,821	145,628	165,977
Southwestern Ontario	443,245	473,102	504,746	527,340	545,321
Bruce	20,340	21,935	23,307	24,413	25,556
Elgin	23,490	24,363	25,827	26,890	27,734
Essex	107,430	113,161	119,717	123,983	126,563
Grey	26,140	26,729	27,937	28,856	29,554
Huron	18,875	19,416	20,058	20,414	20,582
Kent	36,690	38,042	39,599	40,463	40,945
Lambton	42,455	46,725	50,166	52,688	54,630
Middlesex	116,440	129,042	141,746	151,650	160,402
Oxford	28,815	30,399	32,259	33,485	34,443
Perth	22,570	23,290	24,129	24,499	24,912
Northeastern Ontario	188,705	202,940	217,779	226,656	232,941
Algoma	42,810	48,396	52,747	55,898	58,358
Cochrane	30,575	33,011	35,073	36,363	37,447
Manitoulin	3,480	3,709	3,885	4,037	4,157
Nipissing	26,150	27,711	29,674	30,541	30,937
Parry Sound	11,715	12,341	13,521	14,366	15,087
Sudbury	59,840	63,404	68,362	71,016	72,685
Timiskaming	14,135	14,367	14,517	14,436	14,271
Northwestern Ontario	77,795	84,207	91,045	96,462	101,095
Kenora	18,265	20,296	22,566	24,658	26,504
Rainy River	7,645	7,934	8,127	8,149	8,153
Thunder Bay	51,885	55,978	60,352	63,655	66,438

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.2.2
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,278,405	3,569,366	3,783,302	3,960,084
Eastern Ontario	416,625	466,379	510,308	539,769	562,746
Dundas	6,290	6,642	7,025	7,314	7,491
Frontenac	38,080	42,845	46,893	49,633	51,835
Glengarry	6,475	6,623	6,920	7,047	7,041
Grenville	9,195	9,652	10,399	10,968	11,376
Hastings	37,060	40,704	44,210	46,492	48,275
Lanark	15,750	17,127	18,678	19,888	20,968
Leeds	18,925	20,123	21,457	22,362	22,988
Lennox & Addington	10,750	11,531	12,440	13,189	13,775
Ottawa-Carleton (R.M.)	200,495	232,530	259,122	277,555	292,436
Prescott	9,640	10,516	11,532	12,172	12,665
Prince Edward	7,610	7,855	8,168	8,277	8,242
Renfrew	28,710	30,551	31,877	32,199	32,039
Russell	6,570	7,378	8,283	9,086	9,829
Stormont	21,075	22,300	23,303	23,586	23,786
Central Ontario	1,843,445	2,051,777	2,245,489	2,393,075	2,517,966
Brant	36,085	38.504	41,376	43,380	45,043
Dufferin	9,805	11,368	13,381	15,283	17,031
Durham (R.M.)	90,640	107,036	124,084	138,906	152,584
Haldimand-Norfolk (R.M.)	30,110	31,915	33,978	35,317	36,250
Haliburton	4,225	4,484	4,801	5,023	5,217
Halton (R.M.)	81,575	95,767	110,843	123,141	133,341
Hamilton-Wentworth (R.M.)	147,205	159,879	170,177	176,597	180,744
Muskoka (D.M.)	13,715	14,739	16,041	16,951	17,831
Niagara (R.M.)	127,495	136,358	145,767	151,794	155,395
Northumberland	22,345	23,863	25,753	27,002	27,929
Peel (R.M.)	150,765	192,002	232,929	270,645	306,123
Peterborough	36,275	38,897	42,019	44,153	45,761
Simcoe	74,865	84,775	96,786	106,308	114,945
Toronto (M.M.)	776,380	824,606	853,527	863,779	867,330
Victoria	17,105	19,147	21,566	23,699	25,730
Waterloo (R.M.)	104,465	119,219	133,635	145,853	156,766
Wellington	43,655	49,317	55,003	59,617	63,780
York (R.M.)	76,735	99,900	123,821	145,628	166,166
Southwestern Ontario	443,245	473,102	504,746	527,340	545,358
Bruce	20,340	21,935	23,307	24,413	25,562
Elgin	23,490	24,363	25,827	26,890	27,737
Essex	107,430	113,161	119,717	123,983	126,534
Grey	26,140	26,729	27,937	28,856	29,562
Huron	18,875	19,416	20,058	20,414	20,579
Kent	36,690	38,042	39,599	40,463	40,934
Lambton	42,455	46,725	50,166	52,688	54,634
Middlesex	116,440	129,042	141,746	151,650	160,463
Oxford	28,815	30,399	32,259	33,485	34,446
Perth	22,570	23,290	24,129	24,499	24,907
Northeastern Ontario	188,705	202,940	217,779	226,656	232,902
Algoma	42,810	48,396	52,747	55,898	58,358
Cochrane	30,575	33,011	35,073	36,363	37,437
Manitoulin	3,480	3,709	3,885	4,037	4,157
Nipissing	26,150	27,711	29,674	30,541	30,929
Parry Sound	11,715	12,341	13,521	14,366	15,097
Sudbury	59,840	63,404	68,362	71,016	72,658
Timiskaming	14,135	14,367	14,517	14,436	14,265
Northwestern Ontario	77,795	84,207	91,045	96,462	101,112
Kenora	18,265	20,296	22,566	24,658	26,512
Rainy River	7,645	7,934	8,127	8,149	8,148
Thunder Bay	51,885	55,978	60,352	63,655	66,452

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.2.3
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,278,405	3,569,366	3,783,302	3,961,717
Eastern Ontario	416,625	466,379	510,308	539,769	563,000
Dundas	6,290	6,642	7,025	7,314	7,495
Frontenac	38,080	42,845	46,893	49,633	51,860
Glengarry	6,475	6,623	6,920	7,047	7,044
Grenville	9,195	9,652	10,399	10,968	11,378
Hastings	37,060	40,704	44,210	46,492	48,296
Lanark	15,750	17,127	18,678	19,888	20,963
Leeds	18,925	20,123	21,457	22,362	22,997
Lennox & Addington	10,750	11,531	12,440	13,189	13,779
Ottawa-Carleton (R.M.)	200,495	232,530	259,122	277,555	292,556
Prescott	9,640	10,516	11,532	12,172	12,669
Prince Edward	7,610	7,855	8,168	8,277	8,247
Renfrew	28,710	30,551	31,877	32,199	32,074
Russell	6,570	7,378	8,283	9,086	9,832
Stormont	21,075	22,300	23,303	23,586	23,810
Central Ontario	1,843,445	2,051,777	2,245,489	2,393,075	2,518,774
Brant	36,085	38,504	41,376	43,380	45,063
Dufferin	9,805	11,368	13,381	15,283	17,024
Durham (R.M.)	90,640	107,036	124,084	138,906	152,561
Haldimand-Norfolk (R.M.)	30,110	31,915	33,978	35,317	36,269
Haliburton	4,225	4,484	4,801	5,023	5,216
Halton (R.M.)	81,575	95,767	110,843	123,141	133,338
Hamilton-Wentworth (R.M.)	147,205	159,879	170,177	176,597	180,854
Muskoka (D.M.)	13,715	14,739	16,041	16,951	17,828
Niagara (R.M.)	127,495	136,358	145,767	151,794	155,465
Northumberland	22,345	23,863	25,753	27,002	27,934
Peel (R.M.)	150,765	192,002	232,929	270,645	306,014
Peterborough	36,275	38,897	42,019	44,153	45,761
Simcoe	74,865	84,775	96,786	106,308	114,917
Toronto (M.M.)	776,380	824,606	853,527	863,779	868,179
Victoria	17,105	19,147	21,566	23,699	25,713
Waterloo (R.M.)	104,465	119,219	133,635	145,853	156,818
Wellington	43,655	49,317	55,003	59,617	63,789
York (R.M.)	76,735	99,900	123,821	145,628	166,032
Southwestern Ontario	443,245	473,102	504,746	527,340	545,688
Bruce	20,340	21,935	23,307	24,413	25,574
Elgin	23,490	24,363	25,827	26,890	27,754
Essex	107,430	113,161	119,717	123,983	126,629
Grey	26,140	26,729	27,937	28,856	29,571
Huron	18,875	19,416	20,058	20,414	20,596
Kent	36,690	38,042	39,599	40,463	40,975
Lambton	42,455	46,725	50,166	52,688	54,666
Middlesex	116,440	129,042	141,746	151,650	160,524
Oxford	28,815	30,399	32,259	33,485	34,465
Perth	22,570	23,290	24,129	24,499	24,933
Northeastern Ontario	188,705	202,940	217,779	226,656	233,091
Algoma	42,810	48,396	52,747	55,898	58,399
Cochrane	30,575	33,011	35,073	36,363	37,480
Manitoulin	3,480	3,709	3,885	4,037	4,159
Nipissing	26,150	27,711	29,674	30,541	30,954
Parry Sound	11,715	12,341	13,521	14,366	15,092
Sudbury	59,840	63,404	68,362	71,016	72,724
Timiskaming	14,135	14,367	14,517	14,436	14,284
Northwestern Ontario	77,795	84,207	91,045	96,462	101,166
Kenora	18,265	20,296	22,566	24,658	26,527
Rainy River	7,645	7,934	8,127	8,149	8,159
Thunder Bay	51,885	55,978	60,352	63,655	66,480

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.2.4
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,275,369	3,551,348	3,746,442	3,902,087
Eastern Ontario	416,625	465,809	507,059	533,690	554,178
Dundas	6,290	6,633	6,977	7,210	7,330
Frontenac	38,080	42,796	46,640	49,130	51,076
Glengarry	6,475	6,621	6,909	7,024	7,095
Grenville	9,195	9,649	10,374	10,920	11,2[illegible]
Hastings	37,060	40,664	43,988	46,062	47,640
Lanark	15,750	17,122	18,631	19,771	20,787
Leeds	18,925	20,113	21,411	22,264	22,842
Lennox & Addington	10,750	11,527	12,408	13,119	13,668
Ottawa-Carleton (R.M.)	200,495	232,166	256,987	273,744	287,229
Prescott	9,640	10,509	11,504	12,110	12,569
Prince Edward	7,610	7,852	8,152	8,242	8,198
Renfrew	28,710	30,511	31,660	31,766	31,415
Russell	6,570	7,373	8,258	9,025	9,738
Stormont	21,075	22,274	23,160	23,302	23,376
Central Ontario	1,843,445	2,049,729	2,233,149	2,367,206	2,476,708
Brant	36,085	38,481	41,249	43,124	44,641
Dufferin	9,805	11,362	13,343	15,201	16,888
Durham (R.M.)	90,640	106,990	123,795	138,282	151,505
Haldimand-Norfolk (R.M.)	30,110	31,907	33,930	35,213	36,100
Haliburton	4,225	4,484	4,799	5,014	5,201
Halton (R.M.)	81,575	95,665	110,271	121,993	131,580
Hamilton-Wentworth (R.M.)	147,205	159,736	169,324	174,865	178,099
Muskoka (D.M.)	13,715	14,733	16,007	16,879	17,700
Niagara (R.M.)	127,495	136,269	145,275	150,793	153,863
Northumberland	22,345	23,855	25,712	26,916	27,786
Peel (R.M.)	150,765	191,742	231,370	267,425	300,870
Peterborough	36,275	38,887	41,948	44,004	45,509
Simcoe	74,865	84,747	96,582	105,878	114,173
Toronto (M.M.)	776,380	823,525	846,939	849,772	845,196
Victoria	17,105	19,146	21,545	23,644	25,610
Waterloo (R.M.)	104,465	119,103	132,916	144,380	154,451
Wellington	43,655	49,284	54,815	59,238	63,162
York (R.M.)	76,735	99,812	123,330	144,585	164,373
Southwestern Ontario	443,245	472,795	502,846	523,505	539,532
Bruce	20,340	21,930	23,269	24,336	25,455
Elgin	23,490	24,356	25,771	26,771	27,560
Essex	107,430	113,061	119,128	122,800	124,763
Grey	26,140	26,723	27,897	28,771	29,428
Huron	18,875	19,409	20,018	20,343	20,476
Kent	36,690	38,026	39,489	40,239	40,619
Lambton	42,455	46,706	50,012	52,380	54,169
Middlesex	116,440	128,915	141,016	150,164	158,114
Oxford	28,815	30,385	32,172	33,311	34,193
Perth	22,570	23,282	24,075	24,390	24,754
Northeastern Ontario	188,705	202,865	217,441	225,973	231,964
Algoma	42,810	48,370	52,654	55,718	58,092
Cochrane	30,575	33,002	35,030	36,275	37,332
Manitoulin	3,480	3,709	3,883	4,030	4,152
Nipissing	26,150	27,702	29,630	30,458	30,827
Parry Sound	11,715	12,334	13,491	14,294	14,973
Sudbury	59,840	63,385	68,249	70,793	72,355
Timiskaming	14,135	14,363	14,503	14,405	14,233
Northwestern Ontario	77,795	84,171	90,854	96,068	100,506
Kenora	18,265	20,294	22,549	24,621	26,452
Rainy River	7,645	7,930	8,112	8,114	8,110
Thunder Bay	51,885	55,947	60,193	63,333	65,943

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.2.5
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,284,561	3,595,034	3,833,436	4,037,041
Eastern Ontario	416,625	467,543	514,994	548,077	574,396
Dundas	6,290	6,661	7,100	7,456	7,703
Frontenac	38,080	42,939	47,266	50,330	52,863
Glengarry	6,475	6,629	6,936	7,070	7,081
Grenville	9,195	9,663	10,423	11,037	11,474
Hastings	37,060	40,782	44,525	47,070	49,135
Lanark	15,750	17,144	18,753	20,032	21,195
Leeds	18,925	20,142	21,523	22,490	23,187
Lennox & Addington	10,750	11,544	12,489	13,280	13,916
Ottawa-Carleton (R.M.)	200,495	233,280	262,178	282,796	299,478
Prescott	9,640	10,524	11,578	12,254	12,789
Prince Edward	7,610	7,858	8,193	8,319	8,315
Renfrew	28,710	30,633	32,184	32,786	32,927
Russell	6,570	7,388	8,324	9,172	9,956
Stormont	21,075	22,356	23,512	23,985	24,376
Central Ontario	1,843,445	2,055,906	2,263,014	2,428,232	2,572,972
Brant	36,085	38,549	41,552	43,731	45,581
Dufferin	9,805	11,376	13,427	15,385	17,192
Durham (R.M.)	90,640	107,134	124,502	139,756	153,862
Haldimand-Norfolk (R.M.)	30,110	31,932	34,051	35,451	36,462
Haliburton	4,225	4,485	4,803	5,030	5,227
Halton (R.M.)	81,575	95,973	111,669	124,714	135,632
Hamilton-Wentworth (R.M.)	147,205	160,173	171,389	178,954	184,371
Muskoka (D.M.)	13,715	14,752	16,090	17,056	17,987
Niagara (R.M.)	127,495	136,525	146,468	153,160	157,488
Northumberland	22,345	23,877	25,813	27,122	28,106
Peel (R.M.)	150,765	192,529	235,159	275,058	312,720
Peterborough	36,275	38,924	42,126	44,366	46,[illegible]
Simcoe	74,865	84,844	97,078	106,904	115,[illegible]
Toronto (M.M.)	776,380	826,764	862,823	882,737	89[illegible]19
Victoria	17,105	19,151	21,599	23,770	25,832
Waterloo (R.M.)	104,465	119,463	134,651	147,844	159,818
Wellington	43,655	49,378	55,259	60,133	64,567
York (R.M.)	76,735	100,077	124,554	147,061	168,202
Southwestern Ontario	443,245	473,772	507,423	532,549	553,372
Bruce	20,340	21,948	23,352	24,504	25,710
Elgin	23,490	24,387	25,911	27,054	27,985
Essex	107,430	113,369	120,553	125,596	129,021
Grey	26,140	26,747	27,995	28,972	29,732
Huron	18,875	19,425	20,107	20,511	20,734
Kent	36,690	38,086	39,757	40,766	41,405
Lambton	42,455	46,782	50,381	53,108	55,282
Middlesex	116,440	129,287	142,783	153,682	163,557
Oxford	28,815	30,431	32,377	33,710	34,804
Perth	22,570	23,308	24,207	24,647	25,141
Northeastern Ontario	188,705	203,074	218,284	227,578	234,372
Algoma	42,810	48,436	52,883	56,149	58,739
Cochrane	30,575	33,027	35,139	36,481	37,627
Manitoulin	3,480	3,709	3,887	4,040	4,164
Nipissing	26,150	27,724	29,727	30,645	31,104
Parry Sound	11,715	12,353	13,571	14,460	15,246
Sudbury	59,840	63,449	68,529	71,321	73,152
Timiskaming	14,135	14,375	14,548	14,481	14,341
Northwestern Ontario	77,795	84,266	91,319	97,000	101,929
Kenora	18,265	20,299	22,589	24,710	26,589
Rainy River	7,645	7,937	8,152	8,191	8,219
Thunder Bay	51,885	56,029	60,577	64,099	67,122

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.00	1.72	1.17	0.91
Eastern Ontario	2.28	1.82	1.13	0.83
Dundas	1.09	1.13	0.81	0.48
Frontenac	2.39	1.82	1.14	0.87
Glengarry	0.45	0.88	0.37	-0.02
Grenville	0.98	1.50	1.07	0.73
Hastings	1.89	1.67	1.01	0.75
Lanark	1.69	1.75	1.26	1.05
Leeds	1.24	1.29	0.83	0.55
Lennox & Addington	1.41	1.53	1.18	0.87
Ottawa-Carleton (R.M.)	3.01	2.19	1.38	1.05
Prescott	1.75	1.86	1.09	0.79
Prince Edward	0.64	0.78	0.27	-0.08
Renfrew	1.25	0.85	0.20	-0.09
Russell	2.35	2.34	1.87	1.58
Stormont	1.14	0.88	0.24	0.18
Central Ontario	2.16	1.82	1.28	1.02
Brant	1.31	1.45	0.95	0.75
Dufferin	3.00	3.31	2.69	2.17
Durham (R.M.)	3.38	3.00	2.28	1.88
Haldimand-Norfolk (R.M.)	1.17	1.26	0.78	0.52
Haliburton	1.20	1.38	0.91	0.75
Halton (R.M.)	3.26	2.97	2.13	1.60
Hamilton-Wentworth (R.M.)	1.67	1.26	0.74	0.47
Muskoka (D.M.)	1.45	1.71	1.11	1.00
Niagara (R.M.)	1.35	1.34	0.81	0.47
Northumberland	1.32	1.54	0.95	0.67
Peel (R.M.)	4.95	3.94	3.05	2.48
Peterborough	1.41	1.56	1.00	0.71
Simcoe	2.52	2.69	1.89	1.56
Toronto (M.M.)	1.21	0.69	0.24	0.09
Victoria	2.28	2.41	1.90	1.64
Waterloo (R.M.)	2.68	2.31	1.77	1.45
Wellington	2.47	2.21	1.62	1.35
York (R.M.)	5.42	4.39	3.30	2.65
Southwestern Ontario	1.31	1.30	0.88	0.67
Bruce	1.52	1.22	0.93	0.92
Elgin	0.73	1.17	0.81	0.62
Essex	1.04	1.13	0.70	0.41
Grey	0.45	0.89	0.65	0.48
Huron	0.57	0.65	0.35	0.16
Kent	0.73	0.81	0.43	0.24
Lambton	1.94	1.43	0.99	0.73
Middlesex	2.08	1.90	1.36	1.13
Oxford	1.08	1.20	0.75	0.57
Perth	0.63	0.71	0.30	0.34
Northeastern Ontario	1.47	1.42	0.80	0.55
Algoma	2.48	1.74	1.17	0.86
Cochrane	1.55	1.22	0.72	0.59
Manitoulin	1.28	0.93	0.77	0.59
Nipissing	1.17	1.38	0.58	0.26
Parry Sound	1.05	1.84	1.22	0.98
Sudbury	1.16	1.52	0.76	0.47
Timiskaming	0.33	0.21	-0.11	-0.23
Northwestern Ontario	1.60	1.57	1.16	0.94
Kenora	2.13	2.14	1.79	1.45
Rainy River	0.74	0.48	0.05	0.01
Thunder Bay	1.53	1.52	1.07	0.86

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.3.2
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.00	1.72	1.17	0.92
Eastern Ontario	2.28	1.82	1.13	0.84
Dundas	1.09	1.13	0.81	0.48
Frontenac	2.39	1.82	1.14	0.87
Glengarry	0.45	0.88	0.37	-0.02
Grenville	0.98	1.50	1.07	0.73
Hastings	1.89	1.67	1.01	0.76
Lanark	1.69	1.75	1.26	1.06
Leeds	1.24	1.29	0.83	0.55
Lennox & Addington	1.41	1.53	1.18	0.87
Ottawa-Carleton (R.M.)	3.01	2.19	1.38	1.05
Prescott	1.75	1.86	1.09	0.80
Prince Edward	0.64	0.78	0.27	-0.08
Renfrew	1.25	0.85	0.20	-0.10
Russell	2.35	2.34	1.87	1.59
Stormont	1.14	0.88	0.24	0.17
Central Ontario	2.16	1.82	1.28	1.02
Brant	1.31	1.45	0.95	0.76
Dufferin	3.00	3.31	2.69	2.19
Durham (R.M.)	3.38	3.00	2.28	1.90
Haldimand-Norfolk (R.M.)	1.17	1.26	0.78	0.52
Haliburton	1.20	1.38	0.91	0.76
Halton (R.M.)	3.26	2.97	2.13	1.60
Hamilton-Wentworth (R.M.)	1.67	1.26	0.74	0.47
Muskoka (D.M.)	1.45	1.71	1.11	1.02
Niagara (R.M.)	1.35	1.34	0.81	0.47
Northumberland	1.32	1.54	0.95	0.68
Peel (R.M.)	4.95	3.94	3.05	2.49
Peterborough	1.41	1.56	1.00	0.72
Simcoe	2.52	2.69	1.89	1.57
Toronto (M.M.)	1.21	0.69	0.24	0.08
Victoria	2.28	2.41	1.90	1.66
Waterloo (R.M.)	2.68	2.31	1.77	1.45
Wellington	2.47	2.21	1.62	1.36
York (R.M.)	5.42	4.39	3.30	2.67
Southwestern Ontario	1.31	1.30	0.88	0.67
Bruce	1.52	1.22	0.93	0.92
Elgin	0.73	1.17	0.81	0.62
Essex	1.04	1.13	0.70	0.41
Grey	0.45	0.89	0.65	0.49
Huron	0.57	0.65	0.35	0.16
Kent	0.73	0.81	0.43	0.23
Lambton	1.94	1.43	0.99	0.73
Middlesex	2.08	1.90	1.36	1.14
Oxford	1.08	1.20	0.75	0.57
Perth	0.63	0.71	0.30	0.33
Northeastern Ontario	1.47	1.42	0.80	0.55
Algoma	2.48	1.74	1.17	0.87
Cochrane	1.55	1.22	0.72	0.58
Manitoulin	1.28	0.93	0.77	0.59
Nipissing	1.17	1.38	0.58	0.25
Parry Sound	1.05	1.84	1.22	1.00
Sudbury	1.16	1.52	0.76	0.46
Timiskaming	0.33	0.21	-0.11	-0.24
Northwestern Ontario	1.60	1.57	1.16	0.95
Kenora	2.13	2.14	1.79	1.46
Rainy River	0.74	0.48	0.05	.00
Thunder Bay	1.53	1.52	1.07	0.86

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.00	1.72	1.17	0.93
Eastern Ontario	2.28	1.82	1.13	0.85
Dundas	1.09	1.13	0.81	0.49
Frontenac	2.39	1.82	1.14	0.88
Glengarry	0.45	0.88	0.37	-0.01
Grenville	0.98	1.50	1.07	0.74
Hastings	1.89	1.67	1.01	0.76
Lanark	1.69	1.75	1.26	1.06
Leeds	1.24	1.29	0.83	0.56
Lennox & Addington	1.41	1.53	1.18	0.88
Ottawa-Carleton (R.M.)	3.01	2.19	1.38	1.06
Prescott	1.75	1.86	1.09	0.80
Prince Edward	0.64	0.78	0.27	-0.07
Renfrew	1.25	0.85	0.20	-0.08
Russell	2.35	2.34	1.87	1.59
Stormont	1.14	0.88	0.24	0.19
Central Ontario	2.16	1.82	1.28	1.03
Brant	1.31	1.45	0.95	0.76
Dufferin	3.00	3.31	2.69	2.18
Durham (R.M.)	3.38	3.00	2.28	1.89
Haldimand-Norfolk (R.M.)	1.17	1.26	0.78	0.53
Haliburton	1.20	1.38	0.91	0.76
Halton (R.M.)	3.26	2.97	2.13	1.60
Hamilton-Wentworth (R.M.)	1.67	1.26	0.74	0.48
Muskoka (D.M.)	1.45	1.71	1.11	1.01
Niagara (R.M.)	1.35	1.34	0.81	0.48
Northumberland	1.32	1.54	0.95	0.68
Peel (R.M.)	4.95	3.94	3.05	2.49
Peterborough	1.41	1.56	1.00	0.72
Simcoe	2.52	2.69	1.89	1.57
Toronto (M.M.)	1.21	0.69	0.24	0.10
Victoria	2.28	2.41	1.90	1.64
Waterloo (R.M.)	2.68	2.31	1.77	1.46
Wellington	2.47	2.21	1.62	1.36
York (R.M.)	5.42	4.39	3.30	2.66
Southwestern Ontario	1.31	1.30	0.88	0.69
Bruce	1.52	1.22	0.93	0.93
Elgin	0.73	1.17	0.81	0.63
Essex	1.04	1.13	0.70	0.42
Grey	0.45	0.89	0.65	0.49
Huron	0.57	0.65	0.35	0.18
Kent	0.73	0.81	0.43	0.25
Lambton	1.94	1.43	0.99	0.74
Middlesex	2.08	1.90	1.36	1.14
Oxford	1.08	1.20	0.75	0.58
Perth	0.63	0.71	0.30	0.35
Northeastern Ontario	1.47	1.42	0.80	0.56
Algoma	2.48	1.74	1.17	0.88
Cochrane	1.55	1.22	0.72	0.61
Manitoulin	1.28	0.93	0.77	0.60
Nipissing	1.17	1.38	0.58	0.27
Parry Sound	1.05	1.84	1.22	0.99
Sudbury	1.16	1.52	0.76	0.48
Timiskaming	0.33	0.21	-0.11	-0.21
Northwestern Ontario	1.60	1.57	1.16	0.96
Kenora	2.13	2.14	1.79	1.47
Rainy River	0.74	0.48	0.05	0.03
Thunder Bay	1.53	1.52	1.07	0.87

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.98	1.63	1.08	0.82
Eastern Ontario	2.26	1.71	1.03	0.76
Dundas	1.07	1.02	0.66	0.35
Frontenac	2.36	1.74	1.05	0.78
Glengarry	0.45	0.86	0.33	-0.06
Grenville	0.97	1.46	1.03	0.68
Hastings	1.87	1.58	0.93	0.68
Lanark	1.68	1.70	1.20	1.01
Leeds	1.23	1.26	0.78	0.51
Lennox & Addington	1.41	1.48	1.12	0.82
Ottawa-Carleton (R.M.)	2.98	2.05	1.27	0.97
Prescott	1.74	1.83	1.03	0.75
Prince Edward	0.63	0.75	0.22	-0.11
Renfrew	1.22	0.74	0.07	-0.22
Russell	2.33	2.29	1.79	1.53
Stormont	1.11	0.78	0.12	0.06
Central Ontario	2.14	1.73	1.17	0.91
Brant	1.29	1.40	0.89	0.69
Dufferin	2.99	3.27	2.64	2.13
Durham (R.M.)	3.37	2.96	2.24	1.84
Haldimand-Norfolk (R.M.)	1.17	1.24	0.75	0.50
Haliburton	1.20	1.37	0.88	0.74
Halton (R.M.)	3.24	2.88	2.04	1.52
Hamilton-Wentworth (R.M.)	1.65	1.17	0.65	0.37
Muskoka (D.M.)	1.44	1.67	1.07	0.95
Niagara (R.M.)	1.34	1.29	0.75	0.40
Northumberland	1.32	1.51	0.92	0.64
Peel (R.M.)	4.93	3.83	2.94	2.38
Peterborough	1.40	1.53	0.96	0.67
Simcoe	2.51	2.65	1.86	1.52
Toronto (M.M.)	1.19	0.56	0.07	-0.11
Victoria	2.28	2.39	1.88	1.61
Waterloo (R.M.)	2.66	2.22	1.67	1.36
Wellington	2.46	2.15	1.56	1.29
York (R.M.)	5.40	4.32	3.23	2.60
Southwestern Ontario	1.30	1.24	0.81	0.60
Bruce	1.52	1.19	0.90	0.90
Elgin	0.73	1.14	0.76	0.58
Essex	1.03	1.05	0.61	0.32
Grey	0.44	0.86	0.62	0.45
Huron	0.56	0.62	0.32	0.13
Kent	0.72	0.76	0.38	0.19
Lambton	1.93	1.38	0.93	0.67
Middlesex	2.06	1.81	1.27	1.04
Oxford	1.07	1.15	0.70	0.52
Perth	0.62	0.67	0.26	0.30
Northeastern Ontario	1.46	1.40	0.77	0.52
Algoma	2.47	1.71	1.14	0.84
Cochrane	1.54	1.20	0.70	0.58
Manitoulin	1.28	0.93	0.75	0.59
Nipissing	1.16	1.35	0.55	0.24
Parry Sound	1.04	1.81	1.16	0.93
Sudbury	1.16	1.49	0.73	0.44
Timiskaming	0.32	0.19	-0.14	-0.24
Northwestern Ontario	1.59	1.54	1.12	0.91
Kenora	2.13	2.13	1.77	1.45
Rainy River	0.74	0.45	0.01	-0.01
Thunder Bay	1.52	1.47	1.02	0.81

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.04	1.82	1.29	1.04
Eastern Ontario	2.33	1.95	1.25	0.94
Dundas	1.15	1.29	0.98	0.65
Frontenac	2.43	1.94	1.26	0.99
Glengarry	0.47	0.91	0.38	0.03
Grenville	1.00	1.55	1.13	0.78
Hastings	1.93	1.77	1.12	0.86
Lanark	1.71	1.81	1.33	1.14
Leeds	1.25	1.34	0.88	0.61
Lennox & Addington	1.44	1.59	1.24	0.94
Ottawa-Carleton (R.M.)	3.08	2.36	1.53	1.15
Prescott	1.77	1.93	1.14	0.86
Prince Edward	0.64	0.84	0.31	-0.01
Renfrew	1.30	0.99	0.37	0.09
Russell	2.37	2.41	1.96	1.65
Stormont	1.19	1.01	0.40	0.32
Central Ontario	2.21	1.94	1.42	1.16
Brant	1.33	1.51	1.03	0.83
Dufferin	3.02	3.37	2.76	2.25
Durham (R.M.)	3.40	3.05	2.34	1.94
Haldimand-Norfolk (R.M.)	1.18	1.29	0.81	0.56
Haliburton	1.20	1.38	0.93	0.77
Halton (R.M.)	3.30	3.08	2.23	1.69
Hamilton-Wentworth (R.M.)	1.70	1.36	0.87	0.60
Muskoka (D.M.)	1.47	1.75	1.17	1.07
Niagara (R.M.)	1.38	1.42	0.90	0.56
Northumberland	1.34	1.57	0.99	0.72
Peel (R.M.)	5.01	4.08	3.18	2.60
Peterborough	1.42	1.59	1.04	0.76
Simcoe	2.53	2.73	1.95	1.62
Toronto (M.M.)	1.27	0.86	0.46	0.34
Victoria	2.29	2.44	1.93	1.68
Waterloo (R.M.)	2.72	2.42	1.89	1.57
Wellington	2.49	2.28	1.70	1.43
York (R.M.)	5.46	4.47	3.38	2.72
Southwestern Ontario	1.34	1.38	0.97	0.77
Bruce	1.53	1.25	0.97	0.97
Elgin	0.75	1.22	0.87	0.68
Essex	1.08	1.24	0.82	0.54
Grey	0.46	0.92	0.69	0.52
Huron	0.58	0.69	0.40	0.22
Kent	0.75	0.86	0.50	0.31
Lambton	1.96	1.49	1.06	0.81
Middlesex	2.12	2.01	1.48	1.25
Oxford	1.10	1.25	0.81	0.64
Perth	0.65	0.76	0.36	0.40
Northeastern Ontario	1.48	1.46	0.84	0.59
Algoma	2.50	1.77	1.21	0.91
Cochrane	1.55	1.25	0.75	0.62
Manitoulin	1.28	0.94	0.78	0.61
Nipissing	1.18	1.40	0.61	0.30
Parry Sound	1.07	1.90	1.28	1.06
Sudbury	1.18	1.55	0.80	0.51
Timiskaming	0.34	0.24	-0.09	-0.19
Northwestern Ontario	1.61	1.62	1.21	1.00
Kenora	2.13	2.16	1.81	1.48
Rainy River	0.75	0.54	0.10	0.07
Thunder Bay	1.55	1.57	1.14	0.93

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.4.1
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	61,718	58,192	42,787	35,244
Eastern Ontario	9,951	8,786	5,892	4,581
Dundas	70	77	58	36
Frontenac	953	810	548	439
Glengarry	30	59	25	(1)
Grenville	91	149	114	81
Hastings	729	701	456	355
Lanark	275	310	242	213
Leeds	240	267	181	124
Lennox & Addington	156	182	150	117
Ottawa-Carleton (R.M.)	6,407	5,318	3,687	2,964
Prescott	175	203	128	98
Prince Edward	49	63	22	(7)
Renfrew	368	265	64	(28)
Russell	162	181	160	148
Stormont	245	201	57	42
Central Ontario	41,666	38,742	29,517	24,884
Brant	484	574	401	331
Dufferin	313	403	380	347
Durham (R.M.)	3,279	3,410	2,964	2,716
Haldimand-Norfolk (R.M.)	361	413	268	187
Haliburton	52	63	44	38
Halton (R.M.)	2,838	3,015	2,460	2,031
Hamilton-Wentworth (R.M.)	2,535	2,059	1,284	831
Muskoka (D.M.)	205	260	182	174
Niagara (R.M.)	1,773	1,882	1,205	720
Northumberland	304	378	250	184
Peel (R.M.)	8,247	8,185	7,543	7,045
Peterborough	524	624	427	317
Simcoe	1,982	2,402	1,904	1,712
Toronto (M.M.)	9,645	5,784	2,050	784
Victoria	408	484	427	400
Waterloo (R.M.)	2,951	2,883	2,443	2,171
Wellington	1,132	1,137	923	826
York (R.M.)	4,633	4,784	4,361	4,070
Southwestern Ontario	5,971	6,329	4,519	3,596
Bruce	319	274	221	229
Elgin	175	293	213	169
Essex	1,146	1,311	853	516
Grey	118	242	184	140
Huron	108	128	71	34
Kent	270	311	173	97
Lambton	854	688	504	388
Middlesex	2,520	2,541	1,981	1,750
Oxford	317	372	245	192
Perth	144	168	74	83
Northeastern Ontario	2,847	2,968	1,775	1,257
Algoma	1,117	870	630	492
Cochrane	487	412	258	217
Manitoulin	46	35	30	24
Nipissing	312	393	173	79
Parry Sound	125	236	169	144
Sudbury	713	992	531	334
Timiskaming	46	30	(16)	(33)
Northwestern Ontario	1,282	1,367	1,083	927
Kenora	406	454	419	369
Rainy River	58	39	4	1
Thunder Bay	819	875	661	556

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.4.2
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	61,718	58,192	42,787	35,356
Eastern Ontario	9,951	8,786	5,892	4,596
Dundas	70	77	58	35
Frontenac	953	810	548	440
Glengarry	30	59	25	(1)
Grenville	91	149	114	82
Hastings	729	701	456	357
Lanark	275	310	242	216
Leeds	240	267	181	125
Lennox & Addington	156	182	150	117
Ottawa-Carleton (R.M.)	6,407	5,318	3,687	2,976
Prescott	175	203	128	99
Prince Edward	49	63	22	(7)
Renfrew	368	265	64	(32)
Russell	162	181	160	149
Stormont	245	201	57	40
Central Ontario	41,666	38,742	29,517	24,978
Brant	484	574	401	333
Dufferin	313	403	380	350
Durham (R.M.)	3,279	3,410	2,964	2,736
Haldimand-Norfolk (R.M.)	361	413	268	187
Haliburton	52	63	44	39
Halton (R.M.)	2,838	3,015	2,460	2,040
Hamilton-Wentworth (R.M.)	2,535	2,059	1,284	829
Muskoka (D.M.)	205	260	182	176
Niagara (R.M.)	1,773	1,882	1,205	720
Northumberland	304	378	250	186
Peel (R.M.)	8,247	8,185	7,543	7,096
Peterborough	524	624	427	322
Simcoe	1,982	2,402	1,904	1,727
Toronto (M.M.)	9,645	5,784	2,050	710
Victoria	408	484	427	406
Waterloo (R.M.)	2,951	2,883	2,443	2,183
Wellington	1,132	1,137	923	833
York (R.M.)	4,633	4,784	4,361	4,108
Southwestern Ontario	5,971	6,329	4,519	3,604
Bruce	319	274	221	230
Elgin	175	293	213	169
Essex	1,146	1,311	853	510
Grey	118	242	184	141
Huron	108	128	71	33
Kent	270	311	173	94
Lambton	854	688	504	389
Middlesex	2,520	2,541	1,981	1,762
Oxford	317	372	245	192
Perth	144	168	74	82
Northeastern Ontario	2,847	2,968	1,775	1,249
Algoma	1,117	870	630	492
Cochrane	487	412	258	215
Manitoulin	46	35	30	24
Nipissing	312	393	173	78
Parry Sound	125	236	169	146
Sudbury	713	992	531	329
Timiskaming	46	30	(16)	(34)
Northwestern Ontario	1,282	1,367	1,083	930
Kenora	406	454	419	371
Rainy River	58	39	4	(0)
Thunder Bay	819	875	661	559

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.4.3
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	61,718	58,192	42,787	35,683
Eastern Ontario	9,951	8,786	5,892	4,646
Dundas	70	77	58	36
Frontenac	953	810	548	445
Glengarry	30	59	25	(1)
Grenville	91	149	114	82
Hastings	729	701	456	361
Lanark	275	310	242	215
Leeds	240	267	181	127
Lennox & Addington	156	182	150	118
Ottawa-Carleton (R.M.)	6,407	5,318	3,687	3,000
Prescott	175	203	128	99
Prince Edward	49	63	22	(6)
Renfrew	368	265	64	(25)
Russell	162	181	160	149
Stormont	245	201	57	45
Central Ontario	41,666	38,742	29,517	25,140
Brant	484	574	401	337
Dufferin	313	403	380	348
Durham (R.M.)	3,279	3,410	2,964	2,731
Haldimand-Norfolk (R.M.)	361	413	268	190
Haliburton	52	63	44	39
Halton (R.M.)	2,838	3,015	2,460	2,039
Hamilton-Wentworth (R.M.)	2,535	2,059	1,284	851
Muskoka (D.M.)	205	260	182	175
Niagara (R.M.)	1,773	1,882	1,205	734
Northumberland	304	378	250	186
Peel (R.M.)	8,247	8,185	7,543	7,074
Peterborough	524	624	427	322
Simcoe	1,982	2,402	1,904	1,722
Toronto (M.M.)	9,645	5,784	2,050	880
Victoria	408	484	427	403
Waterloo (R.M.)	2,951	2,883	2,443	2,193
Wellington	1,132	1,137	923	834
York (R.M.)	4,633	4,784	4,361	4,081
Southwestern Ontario	5,971	6,329	4,519	3,670
Bruce	319	274	221	232
Elgin	175	293	213	173
Essex	1,146	1,311	853	529
Grey	118	242	184	143
Huron	108	128	71	36
Kent	270	311	173	103
Lambton	854	688	504	396
Middlesex	2,520	2,541	1,981	1,775
Oxford	317	372	245	196
Perth	144	168	74	87
Northeastern Ontario	2,847	2,968	1,775	1,287
Algoma	1,117	870	630	500
Cochrane	487	412	258	223
Manitoulin	46	35	30	24
Nipissing	312	393	173	83
Parry Sound	125	236	169	145
Sudbury	713	992	531	342
Timiskaming	46	30	(16)	(30)
Northwestern Ontario	1,282	1,367	1,083	941
Kenora	406	454	419	374
Rainy River	58	39	4	2
Thunder Bay	819	875	661	565

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.4.4
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	61,111	55,196	39,019	31,289
Eastern Ontario	9,837	8,250	5,326	4,098
Dundas	69	69	47	25
Frontenac	943	769	498	389
Glengarry	29	58	23	(4)
Grenville	91	145	109	75
Hastings	721	665	415	316
Lanark	274	302	228	203
Leeds	238	260	171	116
Lennox & Addington	155	176	142	110
Ottawa-Carleton (R.M.)	6,334	4,964	3,351	2,697
Prescott	174	199	121	92
Prince Edward	48	60	18	(9)
Renfrew	360	230	21	(70)
Russell	161	177	153	143
Stormont	240	177	29	15
Central Ontario	41,257	36,684	26,811	21,900
Brant	479	554	375	303
Dufferin	311	396	372	337
Durham (R.M.)	3,270	3,361	2,897	2,644
Haldimand-Norfolk (R.M.)	359	405	257	177
Haliburton	52	63	43	37
Halton (R.M.)	2,818	2,921	2,344	1,918
Hamilton-Wentworth (R.M.)	2,506	1,918	1,108	647
Muskoka (D.M.)	204	255	174	164
Niagara (R.M.)	1,755	1,801	1,104	614
Northumberland	302	371	241	174
Peel (R.M.)	8,195	7,925	7,211	6,689
Peterborough	522	612	411	301
Simcoe	1,976	2,367	1,859	1,659
Toronto (M.M.)	9,429	4,683	567	(915)
Victoria	408	480	420	393
Waterloo (R.M.)	2,928	2,763	2,293	2,014
Wellington	1,126	1,106	885	785
York (R.M.)	4,615	4,704	4,251	3,958
Southwestern Ontario	5,910	6,010	4,132	3,205
Bruce	318	268	213	224
Elgin	173	283	200	158
Essex	1,126	1,213	734	393
Grey	117	235	175	132
Huron	107	122	65	27
Kent	267	292	150	76
Lambton	850	661	474	358
Middlesex	2,495	2,420	1,830	1,590
Oxford	314	357	228	176
Perth	142	159	63	73
Northeastern Ontario	2,832	2,915	1,706	1,198
Algoma	1,112	857	613	475
Cochrane	485	405	249	212
Manitoulin	46	35	29	24
Nipissing	310	385	166	74
Parry Sound	124	231	160	136
Sudbury	709	973	509	312
Timiskaming	46	28	(20)	(34)
Northwestern Ontario	1,275	1,337	1,043	887
Kenora	406	451	414	366
Rainy River	57	36	0	(1)
Thunder Bay	812	849	628	522

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 4.4.5
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	62,949	62,095	47,681	40,721
Eastern Ontario	10,184	9,490	6,617	5,264
Dundas	74	88	71	49
Frontenac	972	865	613	507
Glengarry	31	61	27	2
Grenville	94	154	121	87
Hastings	744	749	509	413
Lanark	279	322	256	233
Leeds	243	276	193	140
Lennox & Addington	159	189	158	127
Ottawa-Carleton (R.M.)	6,557	5,780	4,124	3,336
Prescott	177	211	135	107
Prince Edward	50	67	25	(1)
Renfrew	385	310	121	28
Russell	164	187	170	157
Stormont	256	231	94	78
Central Ontario	42,492	41,422	33,044	28,948
Brant	493	600	436	370
Dufferin	314	410	392	361
Durham (R.M.)	3,299	3,474	3,051	2,821
Haldimand-Norfolk (R.M.)	364	424	280	202
Haliburton	52	64	45	39
Halton (R.M.)	2,880	3,139	2,609	2,184
Hamilton-Wentworth (R.M.)	2,594	2,243	1,513	1,083
Muskoka (D.M.)	207	268	193	186
Niagara (R.M.)	1,806	1,989	1,338	866
Northumberland	306	387	262	197
Peel (R.M.)	8,353	8,526	7,980	7,533
Peterborough	530	640	448	342
Simcoe	1,996	2,447	1,965	1,785
Toronto (M.M.)	10,077	7,212	3,983	3,056
Victoria	409	490	434	412
Waterloo (R.M.)	3,000	3,038	2,639	2,395
Wellington	1,145	1,176	975	887
York (R.M.)	4,668	4,895	4,501	4,228
Southwestern Ontario	6,105	6,730	5,025	4,165
Bruce	322	281	230	241
Elgin	179	305	229	186
Essex	1,188	1,437	1,009	685
Grey	121	250	195	152
Huron	110	136	81	45
Kent	279	334	202	128
Lambton	865	720	545	435
Middlesex	2,569	2,699	2,180	1,975
Oxford	323	389	267	219
Perth	148	180	88	99
Northeastern Ontario	2,874	3,042	1,859	1,359
Algoma	1,125	889	653	518
Cochrane	490	422	268	229
Manitoulin	46	36	31	25
Nipissing	315	401	184	92
Parry Sound	128	243	178	157
Sudbury	722	1,016	558	366
Timiskaming	48	35	(13)	(28)
Northwestern Ontario	1,294	1,411	1,136	986
Kenora	407	458	424	376
Rainy River	58	43	8	6
Thunder Bay	829	910	704	605

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.1.1
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	133,446	124,058	122,759	128,638
25-44	1,009,920	1,160,032	1,290,365	1,309,182	1,299,561
45-64	759,660	808,011	864,788	973,396	1,092,157
65+	291,850	340,176	399,877	452,850	490,917
ALL AGES 15+	2,193,060	2,441,665	2,679,088	2,858,187	3,011,274
FEMALES:					
15-24	77,965	87,855	90,515	98,344	113,082
25-44	265,705	359,807	449,377	499,156	528,582
45-64	206,145	237,189	269,150	324,756	392,295
65+	226,940	277,263	341,010	396,979	444,076
ALL AGES 15+	776,755	962,114	1,150,052	1,319,235	1,478,034
TOTALS:					
15-24	209,595	221,301	214,573	221,103	241,719
25-44	1,275,625	1,519,839	1,739,742	1,808,338	1,828,142
45-64	965,805	1,045,199	1,133,938	1,298,152	1,484,452
65+	518,790	617,439	740,888	849,829	934,993
ALL AGES 15+	2,969,815	3,403,778	3,829,140	4,177,422	4,489,308
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.92	3.24	2.94	2.87
25-44	34.01	34.08	33.70	31.34	28.95
45-64	25.58	23.74	22.58	23.30	24.33
65+	9.83	9.99	10.44	10.84	10.94
ALL AGES 15+	73.85	71.73	69.97	68.42	67.08
FEMALES:					
15-24	2.63	2.58	2.36	2.35	2.52
25-44	8.95	10.57	11.74	11.95	11.77
45-64	6.94	6.97	7.03	7.77	8.74
65+	7.64	8.15	8.91	9.50	9.89
ALL AGES 15+	26.15	28.27	30.03	31.58	32.92
TOTALS:					
15-24	7.06	6.50	5.60	5.29	5.38
25-44	42.95	44.65	45.43	43.29	40.72
45-64	32.52	30.71	29.61	31.08	33.07
65+	17.47	18.14	19.35	20.34	20.83
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.1.2
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	133,446	124,058	122,759	129,084
25-44	1,009,920	1,160,032	1,290,365	1,309,182	1,299,590
45-64	759,660	808,011	864,788	973,396	1,092,154
65+	291,850	340,176	399,877	452,850	490,913
ALL AGES 15+	2,193,060	2,441,665	2,679,088	2,858,187	3,011,741
FEMALES:					
15-24	77,965	87,855	90,515	98,344	113,470
25-44	265,705	359,807	449,377	499,156	528,549
45-64	206,145	237,189	269,150	324,756	392,268
65+	226,940	277,263	341,010	396,979	444,063
ALL AGES 15+	776,755	962,114	1,150,052	1,319,235	1,478,350
TOTALS:					
15-24	209,595	221,301	214,573	221,103	242,554
25-44	1,275,625	1,519,839	1,739,742	1,808,338	1,828,139
45-64	965,805	1,045,199	1,133,938	1,298,152	1,484,422
65+	518,790	617,439	740,888	849,829	934,976
ALL AGES 15+	2,969,815	3,403,778	3,829,140	4,177,422	4,490,091
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.92	3.24	2.94	2.87
25-44	34.01	34.08	33.70	31.34	28.94
45-64	25.58	23.74	22.58	23.30	24.32
65+	9.83	9.99	10.44	10.84	10.93
ALL AGES 15+	73.85	71.73	69.97	68.42	67.08
FEMALES:					
15-24	2.63	2.58	2.36	2.35	2.53
25-44	8.95	10.57	11.74	11.95	11.77
45-64	6.94	6.97	7.03	7.77	8.74
65+	7.64	8.15	8.91	9.50	9.89
ALL AGES 15+	26.15	28.27	30.03	31.58	32.92
TOTALS:					
15-24	7.06	6.50	5.60	5.29	5.40
25-44	42.95	44.65	45.43	43.29	40.71
45-64	32.52	30.71	29.61	31.08	33.06
65+	17.47	18.14	19.35	20.34	20.82
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.1.3
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	131,630	133,446	124,058	122,759	130,318
25-44	1,009,920	1,160,032	1,290,365	1,309,182	1,299,561
45-64	759,660	808,011	864,788	973,396	1,092,157
65+	291,850	340,176	399,877	452,850	490,917
ALL AGES 15+	2,193,060	2,441,665	2,679,088	2,858,187	3,012,954
FEMALES:					
15-24	77,965	87,855	90,515	98,344	114,554
25-44	265,705	359,807	449,377	499,156	528,582
45-64	206,145	237,189	269,150	324,756	392,295
65+	226,940	277,263	341,010	396,979	444,076
ALL AGES 15+	776,755	962,114	1,150,052	1,319,235	1,479,506
TOTALS:					
15-24	209,595	221,301	214,573	221,103	244,872
25-44	1,275,625	1,519,839	1,739,742	1,808,338	1,828,142
45-64	965,805	1,045,199	1,133,938	1,298,152	1,484,452
65+	518,790	617,439	740,888	849,829	934,993
ALL AGES 15+	2,969,815	3,403,778	3,829,140	4,177,422	4,492,460
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	4.43	3.92	3.24	2.94	2.90
25-44	34.01	34.08	33.70	31.34	28.93
45-64	25.58	23.74	22.58	23.30	24.31
65+	9.83	9.99	10.44	10.84	10.93
ALL AGES 15+	73.85	71.73	69.97	68.42	67.07
FEMALES:					
15-24	2.63	2.58	2.36	2.35	2.55
25-44	8.95	10.57	11.74	11.95	11.77
45-64	6.94	6.97	7.03	7.77	8.73
65+	7.64	8.15	8.91	9.50	9.88
ALL AGES 15+	26.15	28.27	30.03	31.58	32.93
TOTALS:					
15-24	7.06	6.50	5.60	5.29	5.45
25-44	42.95	44.65	45.43	43.29	40.69
45-64	32.52	30.71	29.61	31.08	33.04
65+	17.47	18.14	19.35	20.34	20.81
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.1.4
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	133,261	123,082	120,926	126,348
25-44	1,009,920	1,158,656	1,281,833	1,291,478	1,272,616
45-64	759,660	807,564	862,316	968,249	1,083,214
65+	291,850	339,979	398,620	450,189	486,773
ALL AGES 15+	2,193,060	2,439,460	2,665,850	2,830,843	2,968,950
FEMALES:					
15-24	77,965	87,682	89,558	96,518	110,648
25-44	265,705	359,367	446,156	491,475	515,509
45-64	206,145	236,984	267,967	322,380	388,388
65+	226,940	277,105	339,940	394,491	439,739
ALL AGES 15+	776,755	961,137	1,143,621	1,304,865	1,454,285
TOTALS:					
15-24	209,595	220,943	212,639	217,444	236,997
25-44	1,275,625	1,518,023	1,727,989	1,782,953	1,788,125
45-64	965,805	1,044,548	1,130,283	1,290,629	1,471,602
65+	518,790	617,084	738,560	844,680	926,512
ALL AGES 15+	2,969,815	3,400,597	3,809,471	4,135,707	4,423,236
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.92	3.23	2.92	2.86
25-44	34.01	34.07	33.65	31.23	28.77
45-64	25.58	23.75	22.64	23.41	24.49
65+	9.83	10.00	10.46	10.89	11.00
ALL AGES 15+	73.85	71.74	69.98	68.45	67.12
FEMALES:					
15-24	2.63	2.58	2.35	2.33	2.50
25-44	8.95	10.57	11.71	11.88	11.65
45-64	6.94	6.97	7.03	7.80	8.78
65+	7.64	8.15	8.92	9.54	9.94
ALL AGES 15+	26.15	28.26	30.02	31.55	32.88
TOTALS:					
15-24	7.06	6.50	5.58	5.26	5.36
25-44	42.95	44.64	45.36	43.11	40.43
45-64	32.52	30.72	29.67	31.21	33.27
65+	17.47	18.15	19.39	20.42	20.95
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.1.5
NUMBER OF HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	131,630	133,818	125,391	125,218	132,741
25-44	1,009,920	1,162,824	1,302,591	1,333,207	1,335,588
45-64	759,660	808,936	868,300	980,457	1,104,449
65+	291,850	340,578	401,684	456,466	496,450
ALL AGES 15+	2,193,060	2,446,155	2,697,967	2,895,349	3,069,228
FEMALES:					
15-24	77,965	88,202	91,801	100,788	117,236
25-44	265,705	360,677	454,031	509,638	546,075
45-64	206,145	237,601	270,792	327,967	397,578
65+	226,940	277,589	342,547	400,413	449,953
ALL AGES 15+	776,755	964,070	1,159,171	1,338,806	1,510,842
TOTALS:					
15-24	209,595	222,020	217,192	226,006	249,977
25-44	1,275,625	1,523,501	1,756,622	1,842,846	1,881,663
45-64	965,805	1,046,537	1,139,093	1,308,424	1,502,027
65+	518,790	618,168	744,231	856,879	946,403
ALL AGES 15+	2,969,815	3,410,225	3,857,138	4,234,155	4,580,070
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	4.43	3.92	3.25	2.96	2.90
25-44	34.01	34.10	33.77	31.49	29.16
45-64	25.58	23.72	22.51	23.16	24.11
65+	9.83	9.99	10.41	10.78	10.84
ALL AGES 15+	73.85	71.73	69.95	68.38	67.01
FEMALES:					
15-24	2.63	2.59	2.38	2.38	2.56
25-44	8.95	10.58	11.77	12.04	11.92
45-64	6.94	6.97	7.02	7.75	8.68
65+	7.64	8.14	8.88	9.46	9.82
ALL AGES 15+	26.15	28.27	30.05	31.62	32.99
TOTALS:					
15-24	7.06	6.51	5.63	5.34	5.46
25-44	42.95	44.67	45.54	43.52	41.08
45-64	32.52	30.69	29.53	30.90	32.79
65+	17.47	18.13	19.29	20.24	20.66
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Estimates are based on 1981 Headship Rates by age groups (15-24,25-44,45-64,65+) by sex for each county.
2. Percentage of total private households.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.2.1
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,403,778	3,829,140	4,177,422	4,489,308
Eastern Ontario	416,625	484,173	547,500	596,222	638,382
Dundas	6,290	6,837	7,431	7,929	8,309
Frontenac	38,080	44,837	50,994	55,861	60,163
Glengarry	6,475	6,830	7,345	7,681	7,865
Grenville	9,195	9,908	10,941	11,794	12,481
Hastings	37,060	41,890	46,731	50,347	53,444
Lanark	15,750	17,681	19,855	21,694	23,400
Leeds	18,925	20,924	23,104	24,837	26,268
Lennox & Addington	10,750	11,815	13,044	14,121	15,027
Ottawa-Carleton (R.M.)	200,495	242,634	280,267	309,703	335,726
Prescott	9,640	10,853	12,257	13,288	14,167
Prince Edward	7,610	7,935	8,355	8,566	8,621
Renfrew	28,710	31,452	33,722	34,931	35,595
Russell	6,570	7,557	8,678	9,706	10,680
Stormont	21,075	23,019	24,775	25,764	26,637
Central Ontario	1,843,445	2,131,458	2,410,289	2,643,373	2,855,278
Brant	36,085	39,724	43,921	47,246	50,177
Dufferin	9,805	11,657	14,046	16,381	18,605
Durham (R.M.)	90,640	110,207	131,160	150,264	168,484
Haldimand-Norfolk (R.M.)	30,110	32,602	35,435	37,539	39,206
Haliburton	4,225	4,563	4,976	5,297	5,585
Halton (R.M.)	81,575	98,223	116,316	131,908	145,592
Hamilton-Wentworth (R.M.)	147,205	166,579	183,783	196,889	207,442
Muskoka (D.M.)	13,715	15,137	16,902	18,294	19,648
Niagara (R.M.)	127,495	140,525	154,434	164,844	172,612
Northumberland	22,345	24,449	27,017	28,934	30,520
Peel (R.M.)	150,765	197,825	246,563	293,455	339,230
Peterborough	36,275	40,064	44,475	47,903	50,743
Simcoe	74,865	87,206	102,169	114,855	126,747
Toronto (M.M.)	776,380	864,934	932,350	978,150	1,016,782
Victoria	17,105	19,679	22,756	25,616	28,392
Waterloo (R.M.)	104,465	123,680	143,223	160,850	177,267
Wellington	43,655	51,100	58,833	65,600	71,950
York (R.M.)	76,735	103,303	131,930	159,349	186,296
Southwestern Ontario	443,245	488,849	537,432	576,828	611,341
Bruce	20,340	22,663	24,832	26,744	28,709
Elgin	23,490	25,280	27,715	29,727	31,545
Essex	107,430	116,712	127,017	134,891	140,839
Grey	26,140	27,476	29,483	31,192	32,653
Huron	18,875	19,869	20,999	21,836	22,465
Kent	36,690	39,000	41,566	43,385	44,759
Lambton	42,455	48,099	53,044	57,077	60,492
Middlesex	116,440	134,406	152,983	168,893	183,764
Oxford	28,815	31,272	34,084	36,238	38,111
Perth	22,570	24,071	25,711	26,846	28,006
Northeastern Ontario	188,705	211,167	234,660	251,948	266,302
Algoma	42,810	50,380	56,879	62,204	66,816
Cochrane	30,575	34,493	38,084	40,865	43,450
Manitoulin	3,480	3,797	4,075	4,336	4,565
Nipissing	26,150	28,869	32,016	33,988	35,422
Parry Sound	11,715	12,645	14,190	15,416	16,527
Sudbury	59,840	66,121	73,912	79,273	83,397
Timiskaming	14,135	14,862	15,503	15,866	16,125
Northwestern Ontario	77,795	88,131	99,258	109,051	118,004
Kenora	18,265	21,198	24,518	27,736	30,749
Rainy River	7,645	8,201	8,667	8,946	9,176
Thunder Bay	51,885	58,733	66,073	72,370	78,079

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.2.2
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,403,778	3,829,140	4,177,422	4,490,091
Eastern Ontario	416,625	484,173	547,500	596,222	638,493
Dundas	6,290	6,837	7,431	7,929	8,308
Frontenac	38,080	44,837	50,994	55,861	60,177
Glengarry	6,475	6,830	7,345	7,681	7,864
Grenville	9,195	9,908	10,941	11,794	12,484
Hastings	37,060	41,890	46,731	50,347	53,453
Lanark	15,750	17,681	19,855	21,694	23,417
Leeds	18,925	20,924	23,104	24,837	26,273
Lennox & Addington	10,750	11,815	13,044	14,121	15,029
Ottawa-Carleton (R.M.)	200,495	242,634	280,267	309,703	335,813
Prescott	9,640	10,853	12,257	13,288	14,170
Prince Edward	7,610	7,935	8,355	8,566	8,619
Renfrew	28,710	31,452	33,722	34,931	35,574
Russell	6,570	7,557	8,678	9,706	10,683
Stormont	21,075	23,019	24,775	25,764	26,628
Central Ontario	1,843,445	2,131,458	2,410,289	2,643,373	2,855,895
Brant	36,085	39,724	43,921	47,246	50,186
Dufferin	9,805	11,657	14,046	16,381	18,621
Durham (R.M.)	90,640	110,207	131,160	150,264	168,594
Haldimand-Norfolk (R.M.)	30,110	32,602	35,435	37,539	39,204
Haliburton	4,225	4,563	4,976	5,297	5,588
Halton (R.M.)	81,575	98,223	116,316	131,908	145,645
Hamilton-Wentworth (R.M.)	147,205	166,579	183,783	196,889	207,445
Muskoka (D.M.)	13,715	15,137	16,902	18,294	19,661
Niagara (R.M.)	127,495	140,525	154,434	164,844	172,617
Northumberland	22,345	24,449	27,017	28,934	30,528
Peel (R.M.)	150,765	197,825	246,563	293,455	339,518
Peterborough	36,275	40,064	44,475	47,903	50,768
Simcoe	74,865	87,206	102,169	114,855	126,835
Toronto (M.M.)	776,380	864,934	932,350	978,150	1,016,423
Victoria	17,105	19,679	22,756	25,616	28,424
Waterloo (R.M.)	104,465	123,680	143,223	160,850	177,338
Wellington	43,655	51,100	58,833	65,600	71,987
York (R.M.)	76,735	103,303	131,930	159,349	186,514
Southwestern Ontario	443,245	488,849	537,432	576,828	611,403
Bruce	20,340	22,663	24,832	26,744	28,716
Elgin	23,490	25,280	27,715	29,727	31,550
Essex	107,430	116,712	127,017	134,891	140,809
Grey	26,140	27,476	29,483	31,192	32,663
Huron	18,875	19,869	20,999	21,836	22,462
Kent	36,690	39,000	41,566	43,385	44,746
Lambton	42,455	48,099	53,044	57,077	60,498
Middlesex	116,440	134,406	152,983	168,893	183,842
Oxford	28,815	31,272	34,084	36,238	38,114
Perth	22,570	24,071	25,711	26,846	28,000
Northeastern Ontario	188,705	211,167	234,660	251,948	266,269
Algoma	42,810	50,380	56,879	62,204	66,820
Cochrane	30,575	34,493	38,084	40,865	43,441
Manitoulin	3,480	3,797	4,075	4,336	4,566
Nipissing	26,150	28,869	32,016	33,988	35,415
Parry Sound	11,715	12,645	14,190	15,416	16,538
Sudbury	59,840	66,121	73,912	79,273	83,371
Timiskaming	14,135	14,862	15,503	15,866	16,117
Northwestern Ontario	77,795	88,131	99,258	109,051	118,032
Kenora	18,265	21,198	24,518	27,736	30,760
Rainy River	7,645	8,201	8,667	8,946	9,171
Thunder Bay	51,885	58,733	66,073	72,370	78,101

Note:1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.2.3
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,403,778	3,829,140	4,177,422	4,492,460
Eastern Ontario	416,625	484,173	547,500	596,222	638,846
Dundas	6,290	6,837	7,431	7,929	8,313
Frontenac	38,080	44,837	50,994	55,861	60,214
Glengarry	6,475	6,830	7,345	7,681	7,869
Grenville	9,195	9,908	10,941	11,794	12,486
Hastings	37,060	41,890	46,731	50,347	53,479
Lanark	15,750	17,681	19,855	21,694	23,413
Leeds	18,925	20,924	23,104	24,837	26,286
Lennox & Addington	10,750	11,815	13,044	14,121	15,034
Ottawa-Carleton (R.M.)	200,495	242,634	280,267	309,703	335,997
Prescott	9,640	10,853	12,257	13,288	14,174
Prince Edward	7,610	7,935	8,355	8,566	8,624
Renfrew	28,710	31,452	33,722	34,931	35,615
Russell	6,570	7,557	8,678	9,706	10,686
Stormont	21,075	23,019	24,775	25,764	26,656
Central Ontario	1,843,445	2,131,458	2,410,289	2,643,373	2,857,156
Brant	36,085	39,724	43,921	47,246	50,212
Dufferin	9,805	11,657	14,046	16,381	18,614
Durham (R.M.)	90,640	110,207	131,160	150,264	168,577
Haldimand-Norfolk (R.M.)	30,110	32,602	35,435	37,539	39,225
Haliburton	4,225	4,563	4,976	5,297	5,587
Halton (R.M.)	81,575	98,223	116,316	131,908	145,645
Hamilton-Wentworth (R.M.)	147,205	166,579	183,783	196,889	207,598
Muskoka (D.M.)	13,715	15,137	16,902	18,294	19,658
Niagara (R.M.)	127,495	140,525	154,434	164,844	172,706
Northumberland	22,345	24,449	27,017	28,934	30,534
Peel (R.M.)	150,765	197,825	246,563	293,455	339,410
Peterborough	36,275	40,064	44,475	47,903	50,771
Simcoe	74,865	87,206	102,169	114,855	126,810
Toronto (M.M.)	776,380	864,934	932,350	978,150	1,017,610
Victoria	17,105	19,679	22,756	25,616	28,407
Waterloo (R.M.)	104,465	123,680	143,223	160,850	177,411
Wellington	43,655	51,100	58,833	65,600	72,003
York (R.M.)	76,735	103,303	131,930	159,349	186,377
Southwestern Ontario	443,245	488,849	537,432	576,828	611,821
Bruce	20,340	22,663	24,832	26,744	28,733
Elgin	23,490	25,280	27,715	29,727	31,574
Essex	107,430	116,712	127,017	134,891	140,926
Grey	26,140	27,476	29,483	31,192	32,675
Huron	18,875	19,869	20,999	21,836	22,480
Kent	36,690	39,000	41,566	43,385	44,794
Lambton	42,455	48,099	53,044	57,077	60,537
Middlesex	116,440	134,406	152,983	168,893	183,933
Oxford	28,815	31,272	34,084	36,238	38,137
Perth	22,570	24,071	25,711	26,846	28,033
Northeastern Ontario	188,705	211,167	234,660	251,948	266,524
Algoma	42,810	50,380	56,879	62,204	66,876
Cochrane	30,575	34,493	38,084	40,865	43,499
Manitoulin	3,480	3,797	4,075	4,336	4,568
Nipissing	26,150	28,869	32,016	33,988	35,449
Parry Sound	11,715	12,645	14,190	15,416	16,533
Sudbury	59,840	66,121	73,912	79,273	83,458
Timiskaming	14,135	14,862	15,503	15,866	16,141
Northwestern Ontario	77,795	88,131	99,258	109,051	118,113
Kenora	18,265	21,198	24,518	27,736	30,782
Rainy River	7,645	8,201	8,667	8,946	9,184
Thunder Bay	51,885	58,733	66,073	72,370	78,147

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.2.4
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,400,597	3,809,471	4,135,707	4,423,236
Eastern Ontario	416,625	483,576	543,958	589,369	628,531
Dundas	6,290	6,828	7,379	7,814	8,134
Frontenac	38,080	44,785	50,714	55,281	59,270
Glengarry	6,475	6,828	7,333	7,656	7,825
Grenville	9,195	9,904	10,914	11,741	12,395
Hastings	37,060	41,849	46,494	49,874	52,736
Lanark	15,750	17,675	19,804	21,565	23,211
Leeds	18,925	20,914	23,054	24,727	26,102
Lennox & Addington	10,750	11,811	13,010	14,045	14,910
Ottawa-Carleton (R.M.)	200,495	242,250	277,929	305,375	329,710
Prescott	9,640	10,846	12,226	13,220	14,060
Prince Edward	7,610	7,932	8,338	8,530	8,572
Renfrew	28,710	31,410	33,489	34,452	34,864
Russell	6,570	7,552	8,652	9,640	10,582
Stormont	21,075	22,992	24,621	25,449	26,160
Central Ontario	1,843,445	2,129,310	2,396,793	2,614,010	2,807,512
Brant	36,085	39,700	43,785	46,963	49,730
Dufferin	9,805	11,651	14,006	16,292	18,463
Durham (R.M.)	90,640	110,160	130,852	149,578	167,379
Haldimand-Norfolk (R.M.)	30,110	32,594	35,384	37,427	39,039
Haliburton	4,225	4,563	4,974	5,288	5,571
Halton (R.M.)	81,575	98,118	115,710	130,659	143,686
Hamilton-Wentworth (R.M.)	147,205	166,428	182,849	194,918	204,332
Muskoka (D.M.)	13,715	15,130	16,866	18,215	19,514
Niagara (R.M.)	127,495	140,434	153,907	163,739	170,881
Northumberland	22,345	24,441	26,973	28,841	30,369
Peel (R.M.)	150,765	197,557	244,899	289,916	333,592
Peterborough	36,275	40,053	44,398	47,739	50,483
Simcoe	74,865	87,177	101,951	114,384	125,968
Toronto (M.M.)	776,380	863,790	925,031	961,930	989,814
Victoria	17,105	19,677	22,734	25,555	28,290
Waterloo (R.M.)	104,465	123,558	142,444	159,200	174,665
Wellington	43,655	51,066	58,629	65,176	71,274
York (R.M.)	76,735	103,212	131,401	158,188	184,463
Southwestern Ontario	443,245	488,529	535,386	572,560	604,720
Bruce	20,340	22,658	24,791	26,658	28,593
Elgin	23,490	25,273	27,654	29,593	31,345
Essex	107,430	116,609	126,386	133,584	138,799
Grey	26,140	27,470	29,440	31,099	32,512
Huron	18,875	19,861	20,956	21,759	22,348
Kent	36,690	38,984	41,449	43,142	44,397
Lambton	42,455	48,080	52,879	56,738	59,972
Middlesex	116,440	134,273	152,188	167,214	181,103
Oxford	28,815	31,258	33,992	36,048	37,828
Perth	22,570	24,063	25,653	26,724	27,824
Northeastern Ontario	188,705	211,089	234,290	251,174	265,170
Algoma	42,810	50,352	56,778	62,000	66,509
Cochrane	30,575	34,483	38,036	40,763	43,315
Manitoulin	3,480	3,797	4,074	4,329	4,560
Nipissing	26,150	28,859	31,967	33,894	35,295
Parry Sound	11,715	12,638	14,159	15,338	16,399
Sudbury	59,840	66,102	73,788	79,019	83,012
Timiskaming	14,135	14,857	15,487	15,831	16,080
Northwestern Ontario	77,795	88,093	99,045	108,595	117,302
Kenora	18,265	21,196	24,499	27,693	30,690
Rainy River	7,645	8,197	8,651	8,908	9,127
Thunder Bay	51,885	58,700	65,895	71,994	77,486

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.2.5
NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	2,969,815	3,410,225	3,857,138	4,234,155	4,580,070
Eastern Ontario	416,625	485,391	552,601	605,592	652,027
Dundas	6,290	6,857	7,511	8,086	8,549
Frontenac	38,080	44,936	51,406	56,664	61,405
Glengarry	6,475	6,836	7,362	7,708	7,911
Grenville	9,195	9,919	10,977	11,869	12,594
Hastings	37,060	41,971	47,068	50,983	54,423
Lanark	15,750	17,698	19,936	21,855	23,677
Leeds	18,925	20,944	23,177	24,982	26,507
Lennox & Addington	10,750	11,829	13,095	14,220	15,186
Ottawa-Carleton (R.M.)	200,495	243,421	283,612	315,653	344,064
Prescott	9,640	10,861	12,306	13,379	14,311
Prince Edward	7,610	7,938	8,380	8,610	8,696
Renfrew	28,710	31,537	34,051	35,580	36,583
Russell	6,570	7,567	8,720	9,799	10,823
Stormont	21,075	23,077	25,000	26,205	27,299
Central Ontario	1,843,445	2,135,788	2,429,444	2,683,267	2,920,460
Brant	36,085	39,770	44,109	47,633	50,796
Dufferin	9,805	11,666	14,095	16,493	18,801
Durham (R.M.)	90,640	110,309	131,607	151,197	170,037
Haldimand-Norfolk (R.M.)	30,110	32,619	35,511	37,684	39,438
Haliburton	4,225	4,564	4,978	5,305	5,599
Halton (R.M.)	81,575	98,435	117,190	133,618	148,195
Hamilton-Wentworth (R.M.)	147,205	166,887	185,111	199,570	211,708
Muskoka (D.M.)	13,715	15,151	16,954	18,409	19,837
Niagara (R.M.)	127,495	140,698	155,184	166,350	174,989
Northumberland	22,345	24,464	27,080	29,065	30,726
Peel (R.M.)	150,765	198,370	248,942	298,305	346,965
Peterborough	36,275	40,091	44,589	48,137	51,124
Simcoe	74,865	87,277	102,480	115,510	127,834
Toronto (M.M.)	776,380	867,219	942,668	1,000,097	1,053,266
Victoria	17,105	19,682	22,791	25,694	28,540
Waterloo (R.M.)	104,465	123,934	144,323	163,081	180,861
Wellington	43,655	51,164	59,110	66,178	72,894
York (R.M.)	76,735	103,487	132,719	160,943	188,849
Southwestern Ontario	443,245	489,545	540,319	582,628	620,581
Bruce	20,340	22,676	24,881	26,846	28,887
Elgin	23,490	25,306	27,806	29,911	31,839
Essex	107,430	116,928	127,913	136,671	143,629
Grey	26,140	27,494	29,545	31,320	32,854
Huron	18,875	19,878	21,051	21,941	22,633
Kent	36,690	39,045	41,733	43,714	45,270
Lambton	42,455	48,158	53,274	57,540	61,231
Middlesex	116,440	134,664	154,113	171,188	187,451
Oxford	28,815	31,306	34,210	36,486	38,518
Perth	22,570	24,091	25,795	27,010	28,269
Northeastern Ontario	188,705	211,307	235,211	252,993	267,985
Algoma	42,810	50,422	57,029	62,489	67,267
Cochrane	30,575	34,510	38,157	41,001	43,666
Manitoulin	3,480	3,797	4,078	4,340	4,574
Nipissing	26,150	28,883	32,074	34,107	35,620
Parry Sound	11,715	12,658	14,243	15,519	16,704
Sudbury	59,840	66,168	74,095	79,621	83,950
Timiskaming	14,135	14,870	15,536	15,916	16,204
Northwestern Ontario	77,795	88,193	99,562	109,675	119,017
Kenora	18,265	21,201	24,544	27,795	30,852
Rainy River	7,645	8,205	8,694	8,993	9,252
Thunder Bay	51,885	58,788	66,324	72,886	78,913

Note:1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.77	2.38	1.76	1.45
Eastern Ontario	3.05	2.49	1.72	1.38
Dundas	1.68	1.68	1.31	0.94
Frontenac	3.32	2.61	1.84	1.49
Glengarry	1.07	1.46	0.90	0.48
Grenville	1.50	2.00	1.51	1.14
Hastings	2.48	2.21	1.50	1.20
Lanark	2.34	2.35	1.79	1.53
Leeds	2.03	2.00	1.46	1.13
Lennox & Addington	1.91	2.00	1.60	1.25
Ottawa-Carleton (R.M.)	3.89	2.93	2.02	1.63
Prescott	2.40	2.46	1.63	1.29
Prince Edward	0.84	1.04	0.50	0.13
Renfrew	1.84	1.40	0.71	0.38
Russell	2.84	2.80	2.26	1.93
Stormont	1.78	1.48	0.79	0.67
Central Ontario	2.95	2.49	1.86	1.55
Brant	1.94	2.03	1.47	1.21
Dufferin	3.52	3.80	3.12	2.58
Durham (R.M.)	3.99	3.54	2.76	2.32
Haldimand-Norfolk (R.M.)	1.60	1.68	1.16	0.87
Haliburton	1.55	1.75	1.26	1.06
Halton (R.M.)	3.78	3.44	2.55	1.99
Hamilton-Wentworth (R.M.)	2.50	1.99	1.39	1.05
Muskoka (D.M.)	1.99	2.23	1.60	1.44
Niagara (R.M.)	1.97	1.91	1.31	0.93
Northumberland	1.82	2.02	1.38	1.07
Peel (R.M.)	5.58	4.50	3.54	2.94
Peterborough	2.01	2.11	1.50	1.16
Simcoe	3.10	3.22	2.37	1.99
Toronto (M.M.)	2.18	1.51	0.96	0.78
Victoria	2.84	2.95	2.40	2.08
Waterloo (R.M.)	3.43	2.98	2.35	1.96
Wellington	3.20	2.86	2.20	1.86
York (R.M.)	6.13	5.01	3.85	3.17
Southwestern Ontario	1.98	1.91	1.42	1.17
Bruce	2.19	1.84	1.49	1.43
Elgin	1.48	1.86	1.41	1.19
Essex	1.67	1.71	1.21	0.87
Grey	1.00	1.42	1.13	0.92
Huron	1.03	1.11	0.79	0.57
Kent	1.23	1.28	0.86	0.63
Lambton	2.53	1.98	1.48	1.17
Middlesex	2.91	2.62	2.00	1.70
Oxford	1.65	1.74	1.23	1.01
Perth	1.30	1.33	0.87	0.85
Northeastern Ontario	2.27	2.13	1.43	1.11
Algoma	3.31	2.46	1.81	1.44
Cochrane	2.44	2.00	1.42	1.23
Manitoulin	1.76	1.43	1.25	1.04
Nipissing	2.00	2.09	1.20	0.83
Parry Sound	1.54	2.33	1.67	1.40
Sudbury	2.02	2.25	1.41	1.02
Timiskaming	1.01	0.85	0.46	0.32
Northwestern Ontario	2.53	2.41	1.90	1.59
Kenora	3.02	2.95	2.50	2.08
Rainy River	1.41	1.11	0.63	0.51
Thunder Bay	2.51	2.38	1.84	1.53

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.3.2
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.77	2.38	1.76	1.45
Eastern Ontario	3.05	2.49	1.72	1.38
Dundas	1.68	1.68	1.31	0.94
Frontenac	3.32	2.61	1.84	1.50
Glengarry	1.07	1.46	0.90	0.47
Grenville	1.50	2.00	1.51	1.14
Hastings	2.48	2.21	1.50	1.20
Lanark	2.34	2.35	1.79	1.54
Leeds	2.03	2.00	1.46	1.13
Lennox & Addington	1.91	2.00	1.60	1.25
Ottawa-Carleton (R.M.)	3.89	2.93	2.02	1.63
Prescott	2.40	2.46	1.63	1.29
Prince Edward	0.84	1.04	0.50	0.12
Renfrew	1.84	1.40	0.71	0.37
Russell	2.84	2.80	2.26	1.94
Stormont	1.78	1.48	0.79	0.66
Central Ontario	2.95	2.49	1.86	1.56
Brant	1.94	2.03	1.47	1.21
Dufferin	3.52	3.80	3.12	2.60
Durham (R.M.)	3.99	3.54	2.76	2.33
Haldimand-Norfolk (R.M.)	1.60	1.68	1.16	0.87
Haliburton	1.55	1.75	1.26	1.07
Halton (R.M.)	3.78	3.44	2.55	2.00
Hamilton-Wentworth (R.M.)	2.50	1.99	1.39	1.05
Muskoka (D.M.)	1.99	2.23	1.60	1.45
Niagara (R.M.)	1.97	1.91	1.31	0.93
Northumberland	1.82	2.02	1.38	1.08
Peel (R.M.)	5.58	4.50	3.54	2.96
Peterborough	2.01	2.11	1.50	1.17
Simcoe	3.10	3.22	2.37	2.00
Toronto (M.M.)	2.18	1.51	0.96	0.77
Victoria	2.84	2.95	2.40	2.10
Waterloo (R.M.)	3.43	2.98	2.35	1.97
Wellington	3.20	2.86	2.20	1.88
York (R.M.)	6.13	5.01	3.85	3.20
Southwestern Ontario	1.98	1.91	1.42	1.17
Bruce	2.19	1.84	1.49	1.43
Elgin	1.48	1.86	1.41	1.20
Essex	1.67	1.71	1.21	0.86
Grey	1.00	1.42	1.13	0.93
Huron	1.03	1.11	0.79	0.57
Kent	1.23	1.28	0.86	0.62
Lambton	2.53	1.98	1.48	1.17
Middlesex	2.91	2.62	2.00	1.71
Oxford	1.65	1.74	1.23	1.01
Perth	1.30	1.33	0.87	0.85
Northeastern Ontario	2.27	2.13	1.43	1.11
Algoma	3.31	2.46	1.81	1.44
Cochrane	2.44	2.00	1.42	1.23
Manitoulin	1.76	1.43	1.25	1.04
Nipissing	2.00	2.09	1.20	0.83
Parry Sound	1.54	2.33	1.67	1.41
Sudbury	2.02	2.25	1.41	1.01
Timiskaming	1.01	0.85	0.46	0.31
Northwestern Ontario	2.53	2.41	1.90	1.60
Kenora	3.02	2.95	2.50	2.09
Rainy River	1.41	1.11	0.63	0.50
Thunder Bay	2.51	2.38	1.84	1.54

Note:1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.77	2.38	1.76	1.46
Eastern Ontario	3.05	2.49	1.72	1.39
Dundas	1.68	1.68	1.31	0.95
Frontenac	3.32	2.61	1.84	1.51
Glengarry	1.07	1.46	0.90	0.48
Grenville	1.50	2.00	1.51	1.15
Hastings	2.48	2.21	1.50	1.21
Lanark	2.34	2.35	1.79	1.54
Leeds	2.03	2.00	1.46	1.14
Lennox & Addington	1.91	2.00	1.60	1.26
Ottawa-Carleton (R.M.)	3.89	2.93	2.02	1.64
Prescott	2.40	2.46	1.63	1.30
Prince Edward	0.84	1.04	0.50	0.13
Renfrew	1.84	1.40	0.71	0.39
Russell	2.84	2.80	2.26	1.94
Stormont	1.78	1.48	0.79	0.68
Central Ontario	2.95	2.49	1.86	1.57
Brant	1.94	2.03	1.47	1.23
Dufferin	3.52	3.80	3.12	2.59
Durham (R.M.)	3.99	3.54	2.76	2.33
Haldimand-Norfolk (R.M.)	1.60	1.68	1.16	0.88
Haliburton	1.55	1.75	1.26	1.07
Halton (R.M.)	3.78	3.44	2.55	2.00
Hamilton-Wentworth (R.M.)	2.50	1.99	1.39	1.06
Muskoka (D.M.)	1.99	2.23	1.60	1.45
Niagara (R.M.)	1.97	1.91	1.31	0.94
Northumberland	1.82	2.02	1.38	1.08
Peel (R.M.)	5.58	4.50	3.54	2.95
Peterborough	2.01	2.11	1.50	1.17
Simcoe	3.10	3.22	2.37	2.00
Toronto (M.M.)	2.18	1.51	0.96	0.79
Victoria	2.84	2.95	2.40	2.09
Waterloo (R.M.)	3.43	2.98	2.35	1.98
Wellington	3.20	2.86	2.20	1.88
York (R.M.)	6.13	5.01	3.85	3.18
Southwestern Ontario	1.98	1.91	1.42	1.18
Bruce	2.19	1.84	1.49	1.44
Elgin	1.48	1.86	1.41	1.21
Essex	1.67	1.71	1.21	0.88
Grey	1.00	1.42	1.13	0.93
Huron	1.03	1.11	0.79	0.58
Kent	1.23	1.28	0.86	0.64
Lambton	2.53	1.98	1.48	1.18
Middlesex	2.91	2.62	2.00	1.72
Oxford	1.65	1.74	1.23	1.03
Perth	1.30	1.33	0.87	0.87
Northeastern Ontario	2.27	2.13	1.43	1.13
Algoma	3.31	2.46	1.81	1.46
Cochrane	2.44	2.00	1.42	1.26
Manitoulin	1.76	1.43	1.25	1.05
Nipissing	2.00	2.09	1.20	0.85
Purry Sound	1.54	2.33	1.67	1.41
Sudbury	2.02	2.25	1.41	1.03
Timiskaming	1.01	0.85	0.46	0.34
Northwestern Ontario	2.53	2.41	1.90	1.61
Kenora	3.02	2.95	2.50	2.11
Rainy River	1.41	1.11	0.63	0.53
Thunder Bay	2.51	2.38	1.84	1.55

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.75	2.30	1.66	1.35
Eastern Ontario	3.03	2.38	1.62	1.29
Dundas	1.66	1.57	1.15	0.81
Frontenac	3.30	2.52	1.74	1.40
Glengarry	1.07	1.44	0.87	0.44
Grenville	1.50	1.96	1.47	1.09
Hastings	2.46	2.13	1.41	1.12
Lanark	2.33	2.30	1.72	1.48
Leeds	2.02	1.97	1.41	1.09
Lennox & Addington	1.90	1.95	1.54	1.20
Ottawa-Carleton (R.M.)	3.86	2.79	1.90	1.55
Prescott	2.38	2.43	1.57	1.24
Prince Edward	0.83	1.00	0.46	0.10
Renfrew	1.81	1.29	0.57	0.24
Russell	2.82	2.76	2.19	1.88
Stormont	1.76	1.38	0.66	0.55
Central Ontario	2.93	2.39	1.75	1.44
Brant	1.93	1.98	1.41	1.15
Dufferin	3.51	3.75	3.07	2.53
Durham (R.M.)	3.98	3.50	2.71	2.27
Haldimand-Norfolk (R.M.)	1.60	1.66	1.13	0.85
Haliburton	1.55	1.74	1.23	1.05
Halton (R.M.)	3.76	3.35	2.46	1.92
Hamilton-Wentworth (R.M.)	2.49	1.90	1.29	0.95
Muskoka (D.M.)	1.98	2.20	1.55	1.39
Niagara (R.M.)	1.95	1.85	1.25	0.86
Northumberland	1.81	1.99	1.35	1.04
Peel (R.M.)	5.55	4.39	3.43	2.85
Peterborough	2.00	2.08	1.46	1.12
Simcoe	3.09	3.18	2.33	1.95
Toronto (M.M.)	2.16	1.38	0.79	0.57
Victoria	2.84	2.93	2.37	2.05
Waterloo (R.M.)	3.41	2.89	2.25	1.87
Wellington	3.19	2.80	2.14	1.80
York (R.M.)	6.11	4.95	3.78	3.12
Southwestern Ontario	1.96	1.85	1.35	1.10
Bruce	2.18	1.81	1.46	1.41
Elgin	1.47	1.82	1.36	1.16
Essex	1.65	1.62	1.11	0.77
Grey	1.00	1.39	1.10	0.89
Huron	1.02	1.08	0.76	0.53
Kent	1.22	1.23	0.80	0.57
Lambton	2.52	1.92	1.42	1.11
Middlesex	2.89	2.54	1.90	1.61
Oxford	1.64	1.69	1.18	0.97
Perth	1.29	1.29	0.82	0.81
Northeastern Ontario	2.27	2.11	1.40	1.09
Algoma	3.30	2.43	1.78	1.41
Cochrane	2.44	1.98	1.39	1.22
Manitoulin	1.76	1.42	1.22	1.04
Nipissing	1.99	2.07	1.18	0.81
Parry Sound	1.53	2.30	1.61	1.35
Sudbury	2.01	2.22	1.38	0.99
Timiskaming	1.00	0.83	0.44	0.31
Northwestern Ontario	2.52	2.37	1.86	1.55
Kenora	3.02	2.94	2.48	2.08
Rainy River	1.41	1.08	0.59	0.49
Thunder Bay	2.50	2.34	1.79	1.48

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	2.80	2.49	1.88	1.58
Eastern Ontario	3.10	2.63	1.85	1.49
Dundas	1.74	1.84	1.48	1.12
Frontenac	3.37	2.73	1.97	1.62
Glengarry	1.09	1.49	0.92	0.52
Grenville	1.53	2.05	1.58	1.19
Hastings	2.52	2.32	1.61	1.31
Lanark	2.36	2.41	1.85	1.61
Leeds	2.05	2.05	1.51	1.19
Lennox & Addington	1.93	2.06	1.66	1.32
Ottawa-Carleton (R.M.)	3.96	3.10	2.16	1.74
Prescott	2.41	2.53	1.69	1.36
Prince Edward	0.85	1.09	0.54	0.20
Renfrew	1.90	1.55	0.88	0.56
Russell	2.87	2.88	2.36	2.01
Stormont	1.83	1.61	0.95	0.82
Central Ontario	2.99	2.61	2.01	1.71
Brant	1.96	2.09	1.55	1.29
Dufferin	3.54	3.86	3.19	2.65
Durham (R.M.)	4.01	3.59	2.81	2.38
Haldimand-Norfolk (R.M.)	1.61	1.71	1.19	0.91
Haliburton	1.56	1.75	1.28	1.09
Halton (R.M.)	3.83	3.55	2.66	2.09
Hamilton-Wentworth (R.M.)	2.54	2.09	1.52	1.19
Muskoka (D.M.)	2.01	2.28	1.66	1.51
Niagara (R.M.)	1.99	1.98	1.40	1.02
Northumberland	1.83	2.05	1.42	1.12
Peel (R.M.)	5.64	4.65	3.68	3.07
Peterborough	2.02	2.15	1.54	1.21
Simcoe	3.12	3.26	2.42	2.05
Toronto (M.M.)	2.24	1.68	1.19	1.04
Victoria	2.85	2.98	2.43	2.12
Waterloo (R.M.)	3.48	3.09	2.47	2.09
Wellington	3.23	2.93	2.28	1.95
York (R.M.)	6.16	5.10	3.93	3.25
Southwestern Ontario	2.01	1.99	1.52	1.27
Bruce	2.20	1.87	1.53	1.48
Elgin	1.50	1.90	1.47	1.26
Essex	1.71	1.81	1.33	1.00
Grey	1.02	1.45	1.17	0.96
Huron	1.04	1.15	0.83	0.62
Kent	1.25	1.34	0.93	0.70
Lambton	2.55	2.04	1.55	1.25
Middlesex	2.95	2.73	2.12	1.83
Oxford	1.67	1.79	1.30	1.09
Perth	1.31	1.38	0.93	0.91
Northeastern Ontario	2.29	2.17	1.47	1.16
Algoma	3.33	2.49	1.85	1.48
Cochrane	2.45	2.03	1.45	1.27
Manitoulin	1.76	1.44	1.26	1.06
Nipissing	2.01	2.12	1.24	0.87
Parry Sound	1.56	2.39	1.73	1.48
Sudbury	2.03	2.29	1.45	1.06
Timiskaming	1.02	0.88	0.48	0.36
Northwestern Ontario	2.54	2.45	1.95	1.65
Kenora	3.03	2.97	2.52	2.11
Rainy River	1.42	1.17	0.68	0.57
Thunder Bay	2.53	2.44	1.90	1.60

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.4.1
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	86,793	85,072	69,657	62,377
Eastern Ontario	13,510	12,665	9,744	8,432
Dundas	109	119	100	76
Frontenac	1,351	1,231	973	860
Glengarry	71	103	67	37
Grenville	143	207	171	137
Hastings	966	968	723	619
Lanark	386	435	368	341
Leeds	400	436	347	286
Lennox & Addington	213	246	215	181
Ottawa-Carleton (R.M.)	8,428	7,527	5,887	5,205
Prescott	243	281	206	176
Prince Edward	65	84	42	11
Renfrew	548	454	242	133
Russell	197	224	206	195
Stormont	389	351	198	175
Central Ontario	57,603	55,766	46,617	42,381
Brant	728	839	665	586
Dufferin	370	478	467	445
Durham (R.M.)	3,913	4,191	3,821	3,644
Haldimand-Norfolk (R.M.)	498	567	421	333
Haliburton	68	83	64	57
Halton (R.M.)	3,330	3,619	3,118	2,737
Hamilton-Wentworth (R.M.)	3,875	3,441	2,621	2,111
Muskoka (D.M.)	284	353	278	271
Niagara (R.M.)	2,606	2,782	2,082	1,554
Northumberland	421	514	383	317
Peel (R.M.)	9,412	9,748	9,378	9,155
Peterborough	758	882	686	568
Simcoe	2,466	2,993	2,537	2,378
Toronto (M.M.)	17,711	13,483	9,160	7,726
Victoria	515	615	572	555
Waterloo (R.M.)	3,843	3,909	3,525	3,283
Wellington	1,489	1,546	1,354	1,270
York (R.M.)	5,314	5,725	5,484	5,389
Southwestern Ontario	9,121	9,717	7,879	6,903
Bruce	465	434	382	393
Elgin	358	487	402	364
Essex	1,856	2,061	1,575	1,190
Grey	267	401	342	292
Huron	199	226	168	126
Kent	462	513	364	275
Lambton	1,129	989	807	683
Middlesex	3,593	3,715	3,182	2,974
Oxford	491	562	431	375
Perth	300	328	227	232
Northeastern Ontario	4,492	4,699	3,458	2,871
Algoma	1,514	1,300	1,065	922
Cochrane	784	718	556	517
Manitoulin	63	56	52	46
Nipissing	544	629	394	287
Parry Sound	186	309	245	222
Sudbury	1,256	1,558	1,072	825
Timiskaming	145	128	73	52
Northwestern Ontario	2,067	2,225	1,959	1,791
Kenora	587	664	644	603
Rainy River	111	93	56	46
Thunder Bay	1,370	1,468	1,259	1,142

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.4.2
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001 MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	86,793	85,072	69,657	62,534
Eastern Ontario	13,510	12,665	9,744	8,454
Dundas	109	119	100	76
Frontenac	1,351	1,231	973	863
Glengarry	71	103	67	37
Grenville	143	207	171	138
Hastings	966	968	723	621
Lanark	396	435	368	345
Leeds	400	436	347	287
Lennox & Addington	213	246	215	182
Ottawa-Carleton (R.M.)	8,428	7,527	5,887	5,222
Prescott	243	281	206	176
Prince Edward	65	84	42	11
Renfrew	548	454	242	129
Russell	197	224	206	195
Stormont	389	351	198	173
Central Ontario	57,603	55,766	46,617	42,504
Brant	728	839	665	588
Dufferin	370	478	467	448
Durham (R.M.)	3,913	4,191	3,821	3,666
Haldimand-Norfolk (R.M.)	498	567	421	333
Haliburton	68	83	64	58
Halton (R.M.)	3,330	3,619	3,118	2,747
Hamilton-Wentworth (R.M.)	3,875	3,441	2,621	2,111
Muskoka (D.M.)	284	353	278	273
Niagara (R.M.)	2,606	2,782	2,082	1,555
Northumberland	421	514	383	319
Peel (R.M.)	9,412	9,748	9,378	9,213
Peterborough	758	882	686	573
Simcoe	2,468	2,993	2,537	2,396
Toronto (M.M.)	17,711	13,483	9,160	7,655
Victoria	515	615	572	562
Waterloo (R.M.)	3,843	3,909	3,525	3,298
Wellington	1,489	1,546	1,354	1,277
York (R.M.)	5,314	5,725	5,484	5,433
Southwestern Ontario	9,121	9,717	7,879	6,915
Bruce	465	434	382	395
Elgin	358	487	402	365
Essex	1,856	2,061	1,575	1,184
Grey	267	401	342	294
Huron	199	226	168	125
Kent	462	513	364	272
Lambton	1,129	989	807	684
Middlesex	3,593	3,715	3,182	2,990
Oxford	491	562	431	375
Perth	300	328	227	231
Northeastern Ontario	4,492	4,699	3,458	2,864
Algoma	1,514	1,300	1,065	923
Cochrane	784	718	556	515
Manitoulin	63	56	52	46
Nipissing	544	629	394	286
Parry Sound	186	309	245	224
Sudbury	1,256	1,558	1,072	820
Timiskaming	145	128	73	50
Northwestern Ontario	2,067	2,225	1,959	1,796
Kenora	587	664	644	605
Rainy River	111	93	56	45
Thunder Bay	1,370	1,468	1,259	1,146

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.4.3
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	86,793	85,072	69,657	63,008
Eastern Ontario	13,510	12,665	9,744	8,525
Dundas	109	119	100	77
Frontenac	1,351	1,231	973	871
Glengarry	71	103	67	38
Grenville	143	207	171	138
Hastings	966	968	723	626
Lanark	386	435	368	344
Leeds	400	436	347	290
Lennox & Addington	213	246	215	183
Ottawa-Carleton (R.M.)	8,428	7,527	5,887	5,259
Prescott	243	281	206	177
Prince Edward	65	84	42	12
Renfrew	548	454	242	137
Russell	197	224	206	196
Stormont	389	351	198	178
Central Ontario	57,603	55,766	46,617	42,757
Brant	728	839	665	593
Dufferin	370	478	467	447
Durham (R.M.)	3,913	4,191	3,821	3,663
Haldimand-Norfolk (R.M.)	498	567	421	337
Haliburton	68	83	64	58
Halton (R.M.)	3,330	3,619	3,118	2,747
Hamilton-Wentworth (R.M.)	3,875	3,441	2,621	2,142
Muskoka (D.M.)	284	353	278	273
Niagara (R.M.)	2,606	2,782	2,082	1,572
Northumberland	421	514	383	320
Peel (R.M.)	9,412	9,748	9,378	9,191
Peterborough	758	882	686	574
Simcoe	2,468	2,993	2,537	2,391
Toronto (M.M.)	17,711	13,483	9,160	7,892
Victoria	515	615	572	558
Waterloo (R.M.)	3,843	3,909	3,525	3,312
Wellington	1,489	1,546	1,354	1,280
York (R.M.)	5,314	5,725	5,484	5,406
Southwestern Ontario	9,121	9,717	7,879	6,998
Bruce	465	434	382	398
Elgin	358	487	402	369
Essex	1,856	2,061	1,575	1,207
Grey	267	401	342	297
Huron	199	226	168	129
Kent	462	513	364	282
Lambton	1,129	989	807	692
Middlesex	3,593	3,715	3,182	3,008
Oxford	491	562	431	380
Perth	300	328	227	237
Northeastern Ontario	4,492	4,699	3,458	2,915
Algoma	1,514	1,300	1,065	934
Cochrane	784	718	556	527
Manitoulin	63	56	52	46
Nipissing	544	629	394	292
Parry Sound	186	309	245	223
Sudbury	1,256	1,558	1,072	837
Timiskaming	145	128	73	55
Northwestern Ontario	2,067	2,225	1,959	1,812
Kenora	587	664	644	609
Rainy River	111	93	56	48
Thunder Bay	1,370	1,468	1,259	1,155

Note: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.4.4
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	86,156	81,775	65,247	57,506
Eastern Ontario	13,390	12,076	9,082	7,832
Dundas	108	110	87	64
Frontenac	1,341	1,186	914	798
Glengarry	71	101	65	34
Grenville	142	202	165	131
Hastings	958	929	676	572
Lanark	385	426	352	329
Leeds	398	428	335	275
Lennox & Addington	212	240	207	173
Ottawa-Carleton (R.M.)	8,351	7,136	5,489	4,867
Prescott	241	276	199	168
Prince Edward	64	81	38	8
Renfrew	540	416	192	83
Russell	196	220	198	188
Stormont	383	326	166	142
Central Ontario	57,173	53,497	43,443	38,700
Brant	723	817	636	553
Dufferin	369	471	457	434
Durham (R.M.)	3,904	4,138	3,745	3,560
Haldimand-Norfolk (R.M.)	497	558	409	322
Haliburton	68	82	63	57
Halton (R.M.)	3,309	3,518	2,990	2,605
Hamilton-Wentworth (R.M.)	3,845	3,284	2,414	1,883
Muskoka (D.M.)	283	347	270	260
Niagara (R.M.)	2,588	2,695	1,966	1,429
Northumberland	419	506	373	306
Peel (R.M.)	9,358	9,468	9,003	8,735
Peterborough	756	869	668	549
Simcoe	2,462	2,955	2,487	2,317
Toronto (M.M.)	17,482	12,248	7.380	5.577
Victoria	514	611	564	547
Waterloo (R.M.)	3,819	3,777	3,351	3,093
Wellington	1,482	1,513	1,309	1,220
York (R.M.)	5,295	5,638	5,357	5,255
Southwestern Ontario	9,057	9,371	7,435	6,432
Bruce	464	426	374	387
Elgin	357	476	388	350
Essex	1,836	1,955	1,440	1,043
Grey	266	394	332	283
Huron	197	219	161	118
Kent	459	493	339	251
Lambton	1,125	960	772	647
Middlesex	3,567	3,583	3,005	2,778
Oxford	489	547	411	356
Perth	299	318	214	220
Northeastern Ontario	4,477	4,640	3,377	2,799
Algoma	1,508	1,285	1,044	902
Cochrane	782	711	545	510
Manitoulin	63	55	51	46
Nipissing	542	622	385	280
Parry Sound	185	304	236	212
Sudbury	1,252	1,537	1,046	799
Timiskaming	144	126	69	50
Northwestern Ontario	2,060	2,190	1,910	1,742
Kenora	586	661	639	599
Rainy River	110	91	51	44
Thunder Bay	1,363	1,439	1,220	1,098

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 5.4.5
PROJECTED AVERAGE ANNUAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	88,082	89,383	75,403	69,183
Eastern Ontario	13,753	13,442	10,598	9,287
Dundas	113	131	115	93
Frontenac	1,371	1,294	1,052	948
Glengarry	72	105	69	41
Grenville	145	212	178	145
Hastings	982	1,019	783	688
Lanark	390	448	384	364
Leeds	404	447	361	305
Lennox & Addington	216	253	225	193
Ottawa-Carleton (R.M.)	8,585	8,038	6,408	5,682
Prescott	244	289	215	186
Prince Edward	66	89	46	17
Renfrew	565	503	306	200
Russell	199	231	216	205
Stormont	400	385	241	219
Central Ontario	58,469	58,731	50,765	47,439
Brant	737	868	705	633
Dufferin	372	486	480	462
Durham (R.M.)	3,934	4,260	3,918	3,768
Haldimand-Norfolk (R.M.)	502	578	435	351
Haliburton	68	83	65	59
Halton (R.M.)	3,372	3,751	3,286	2,915
Hamilton-Wentworth (R.M.)	3,936	3,645	2,892	2,428
Muskoka (D.M.)	287	361	291	286
Niagara (R.M.)	2,641	2,897	2,233	1,728
Northumberland	424	523	397	332
Peel (R.M.)	9,521	10,114	9,873	9,732
Peterborough	763	899	710	597
Simcoe	2,482	3,041	2,606	2,465
Toronto (M.M.)	18,168	15,090	11,486	10,634
Victoria	515	622	580	569
Waterloo (R.M.)	3,894	4,078	3,752	3,556
Wellington	1,502	1,589	1,413	1,343
York (R.M.)	5,350	5,846	5,645	5,581
Southwestern Ontario	9,260	10,155	8,462	7,591
Bruce	467	441	393	408
Elgin	363	500	421	386
Essex	1,900	2,197	1,752	1,392
Grey	271	410	355	307
Huron	201	235	178	138
Kent	471	537	396	311
Lambton	1,141	1,023	853	738
Middlesex	3,645	3,890	3,415	3,253
Oxford	498	581	455	406
Perth	304	341	243	252
Northeastern Ontario	4,520	4,781	3,556	2,998
Algoma	1,522	1,321	1,092	955
Cochrane	787	729	569	533
Manitoulin	63	56	52	47
Nipissing	547	638	406	303
Parry Sound	189	317	255	237
Sudbury	1,266	1,585	1,105	866
Timiskaming	147	133	76	58
Northwestern Ontario	2,080	2,274	2,023	1,869
Kenora	587	669	650	611
Rainy River	112	98	60	52
Thunder Bay	1,381	1,507	1,312	1,205

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on Canadian Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.1.1
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,719	85,141	80,677	82,026
25-44	328,456	374,933	411,232	410,393	399,267
45-64	136,035	142,549	149,972	166,953	186,445
65+	75,467	87,655	102,742	115,452	123,763
ALL AGES 15+	642,459	701,855	749,087	773,476	791,500
FEMALES:					
15-24	71,658	65,881	57,561	54,478	55,692
25-44	173,312	199,135	216,992	214,523	205,046
45-64	88,695	93,427	97,778	109,749	124,422
65+	114,706	132,148	154,642	172,035	184,409
ALL AGES 15+	448,371	490,591	526,973	550,785	569,568
TOTALS:					
15-24	174,159	162,600	142,702	135,155	137,718
25-44	501,768	574,068	628,225	624,916	604,313
45-64	224,730	235,976	247,750	276,702	310,866
65+	190,173	219,803	257,384	287,487	308,171
ALL AGES 15+	1,090,830	1,192,446	1,276,060	1,324,260	1,361,068
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.11	6.67	6.09	6.03
25-44	30.11	31.44	32.23	30.99	29.33
45-64	12.47	11.95	11.75	12.61	13.70
65+	6.92	7.35	8.05	8.72	9.09
ALL AGES 15+	58.90	58.86	58.70	58.41	58.15
FEMALES:					
15-24	6.57	5.52	4.51	4.11	4.09
25-44	15.89	16.70	17.00	16.20	15.07
45-64	8.13	7.83	7.66	8.29	9.14
65+	10.52	11.08	12.12	12.99	13.55
ALL AGES 15+	41.10	41.14	41.30	41.59	41.85
TOTALS:					
15-24	15.97	13.64	11.18	10.21	10.12
25-44	46.00	48.14	49.23	47.19	44.40
45-64	20.60	19.79	19.42	20.89	22.84
65+	17.43	18.43	20.17	21.71	22.64
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.1.2
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	102,501	96,719	85,141	80,677	82,308
25-44	328,456	374,933	411,232	410,393	399,234
45-64	136,035	142,549	149,972	166,953	186,426
65+	75,467	87,655	102,742	115,452	123,751
ALL AGES 15+	642,459	701,855	749,087	773,476	791,720
FEMALES:					
15-24	71,658	65,881	57,561	54,478	55,883
25-44	173,312	199,135	216,992	214,523	205,027
45-64	88,695	93,427	97,778	109,749	124,409
65+	114,706	132,148	154,642	172,035	184,394
ALL AGES 15+	448,371	490,591	526,973	550,785	569,712
TOTALS:					
15-24	174,159	162,600	142,702	135,155	138,191
25-44	501,768	574,068	628,225	624,916	604,260
45-64	224,730	235,976	247,750	276,702	310,836
65+	190,173	219,803	257,384	287,487	308,145
ALL AGES 15+	1,090,830	1,192,446	1,276,060	1,324,260	1,361,432
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	9.40	8.11	6.67	6.09	6.05
25-44	30.11	31.44	32.23	30.99	29.32
45-64	12.47	11.95	11.75	12.61	13.69
65+	6.92	7.35	8.05	8.72	9.09
ALL AGES 15+	58.90	58.86	58.70	58.41	58.15
FEMALES:					
15-24	6.57	5.52	4.51	4.11	4.10
25-44	15.89	16.70	17.00	16.20	15.06
45-64	8.13	7.83	7.66	8.29	9.14
65+	10.52	11.08	12.12	12.99	13.54
ALL AGES 15+	41.10	41.14	41.30	41.59	41.85
TOTALS:					
15-24	15.97	13.64	11.18	10.21	10.15
25-44	46.00	48.14	49.23	47.19	44.38
45-64	20.60	19.79	19.42	20.89	22.83
65+	17.43	18.43	20.17	21.71	22.63
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

2. Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.1.3
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,719	85,141	80,677	83,101
25-44	328,456	374,933	411,232	410,393	399,267
45-64	136,035	142,549	149,972	166,953	186,445
65+	75,467	87,655	102,742	115,452	123,763
ALL AGES 15+	642,459	701,855	749,087	773,476	792,575
FEMALES:					
15-24	71,658	65,881	57,561	54,478	56,417
25-44	173,312	199,135	216,992	214,523	205,046
45-64	88,695	93,427	97,778	109,749	124,422
65+	114,706	132,148	154,642	172,035	184,409
ALL AGES 15+	448,371	490,591	526,973	550,785	570,293
TOTALS:					
15-24	174,159	162,600	142,702	135,155	139,517
25-44	501,768	574,068	628,225	624,916	604,313
45-64	224,730	235,976	247,750	276,702	310,866
65+	190,173	219,803	257,384	287,487	308,171
ALL AGES 15+	1,090,830	1,192,446	1,276,060	1,324,260	1,362,868
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.11	6.67	6.09	6.10
25-44	30.11	31.44	32.23	30.99	29.30
45-64	12.47	11.95	11.75	12.61	13.68
65+	6.92	7.35	8.05	8.72	9.08
ALL AGES 15+	58.90	58.86	58.70	58.41	58.15
FEMALES:					
15-24	6.57	5.52	4.51	4.11	4.14
25-44	15.89	16.70	17.00	16.20	15.05
45-64	8.13	7.83	7.66	8.29	9.13
65+	10.52	11.08	12.12	12.99	13.53
ALL AGES 15+	41.10	41.14	41.30	41.59	41.85
TOTALS:					
15-24	15.97	13.64	11.18	10.21	10.24
25-44	46.00	48.14	49.23	47.19	44.34
45-64	20.60	19.79	19.42	20.89	22.81
65+	17.43	18.43	20.17	21.71	22.61
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.1.4
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	96,566	84,376	79,319	80,382
25-44	328,456	374,440	408,183	404,108	389,728
45-64	136,035	142,461	149,491	165,961	184,728
65+	75,467	87,598	102,379	114,692	122,591
ALL AGES 15+	642,459	701,065	744,429	764,080	777,429
FEMALES:					
15-24	71,658	65,750	56,944	53,449	54,467
25-44	173,312	198,889	215,409	211,135	199,792
45-64	88,695	93,342	97,326	108,904	123,119
65+	114,706	132,064	154,107	170,850	182,433
ALL AGES 15+	448,371	490,045	523,787	544,338	559,810
TOTALS:					
15-24	174,159	162,316	141,321	132,768	134,849
25-44	501,768	573,329	623,592	615,243	589,520
45-64	224,730	235,803	246,817	274,865	307,846
65+	190,173	219,663	256,486	285,542	305,023
ALL AGES 15+	1,090,830	1,191,111	1,268,215	1,308,418	1,337,239
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.11	6.65	6.06	6.01
25-44	30.11	31.44	32.19	30.89	29.14
45-64	12.47	11.96	11.79	12.68	13.81
65+	6.92	7.35	8.07	8.77	9.17
ALL AGES 15+	58.90	58.86	58.70	58.40	58.14
FEMALES:					
15-24	6.57	5.52	4.49	4.08	4.07
25-44	15.89	16.70	16.99	16.14	14.94
45-64	8.13	7.84	7.67	8.32	9.21
65+	10.52	11.09	12.15	13.06	13.64
ALL AGES 15+	41.10	41.14	41.30	41.60	41.86
TOTALS:					
15-24	15.97	13.63	11.14	10.15	10.08
25-44	46.00	48.13	49.17	47.02	44.08
45-64	20.60	19.80	19.46	21.01	23.02
65+	17.43	18.44	20.22	21.82	22.81
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.1.5
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	97,027	86,184	82,502	84,888
25-44	328,456	375,930	415,594	418,923	412,005
45-64	136,035	142,728	150,652	168,315	188,800
65+	75,467	87,771	103,263	116,484	125,328
ALL AGES 15+	642,459	703,455	755,693	786,224	811,021
FEMALES:					
15-24	71,658	66,144	58,390	55,855	57,772
25-44	173,312	199,621	219,280	219,146	212,074
45-64	88,695	93,597	98,406	110,891	126,183
65+	114,706	132,318	155,409	173,669	187,083
ALL AGES 15+	448,371	491,680	531,485	559,560	583,113
TOTALS:					
15-24	174,159	163,171	144,574	138,356	142,660
25-44	501,768	575,551	634,874	638,068	624,079
45-64	224,730	236,325	249,057	279,206	314,983
65+	190,173	220,089	258,672	290,153	312,412
ALL AGES 15+	1,090,830	1,195,136	1,287,178	1,345,784	1,394,134
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.12	6.70	6.13	6.09
25-44	30.11	31.45	32.29	31.13	29.55
45-64	12.47	11.94	11.70	12.51	13.54
65+	6.92	7.34	8.02	8.66	8.99
ALL AGES 15+	58.90	58.86	58.71	58.42	58.17
FEMALES:					
15-24	6.57	5.53	4.54	4.15	4.14
25-44	15.89	16.70	17.04	16.28	15.21
45-64	8.13	7.83	7.65	8.24	9.05
65+	10.52	11.07	12.07	12.90	13.42
ALL AGES 15+	41.10	41.14	41.29	41.58	41.83
TOTALS:					
15-24	15.97	13.65	11.23	10.28	10.23
25-44	46.00	48.16	49.32	47.41	44.76
45-64	20.60	19.77	19.35	20.75	22.59
65+	17.43	18.42	20.10	21.56	22.41
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2. Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.2.1
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,192,446	1,276,060	1,324,260	1,361,068
Eastern Ontario	164,475	184,863	200,580	209,124	215,290
Dundas	1,375	1,481	1,550	1,584	1,602
Frontenac	15,520	17,321	18,730	19,567	20,112
Glengarry	1,220	1,279	1,317	1,324	1,304
Grenville	2,215	2,357	2,506	2,588	2,645
Hastings	12,245	13,486	14,558	15,146	15,563
Lanark	4,300	4,732	5,101	5,326	5,512
Leeds	5,375	5,757	6,086	6,255	6,354
Lennox & Addington	2,590	2,805	2,987	3,095	3,163
Ottawa-Carleton (R.M.)	98,435	112,998	124,074	130,330	135,170
Prescott	2,735	2,988	3,216	3,342	3,421
Prince Edward	1,805	1,891	1,963	1,968	1,949
Renfrew	7,810	8,321	8,597	8,584	8,423
Russell	1,130	1,266	1,389	1,480	1,572
Stormont	7,720	8,182	8,505	8,537	8,499
Central Ontario	701,930	766,375	818,770	849,824	874,926
Brant	11,285	12,077	12,881	13,313	13,601
Dufferin	2,200	2,551	2,950	3,295	3,634
Durham (R.M.)	24,555	28,637	32,547	35,734	38,690
Haldimand-Norfolk (R.M.)	7,870	8,374	8,821	9,053	9,146
Haliburton	695	769	828	860	887
Halton (R.M.)	23,420	27,174	30,694	33,452	35,845
Hamilton-Wentworth (R.M.)	56,450	61,153	64,759	66,505	67,206
Muskoka (D.M.)	2,885	3,146	3,422	3,591	3,735
Niagara (R.M.)	35,415	38,039	40,327	41,448	41,906
Northumberland	5,725	6,194	6,644	6,870	7,015
Peel (R.M.)	47,980	60,124	71,552	81,551	91,286
Peterborough	10,375	11,229	12,043	12,485	12,753
Simcoe	19,710	22,352	25,118	27,065	28,772
Toronto (M.M.)	380,810	400,115	410,563	410,099	407,947
Victoria	3,740	4,286	4,821	5,242	5,616
Waterloo (R.M.)	39,930	45,235	50,175	53,890	56,931
Wellington	14,115	15,863	17,487	18,673	19,652
York (R.M.)	14,770	19,059	23,136	26,696	30,304
Southwestern Ontario	141,185	151,513	161,084	166,590	170,201
Bruce	4,355	4,733	5,013	5,175	5,337
Elgin	6,505	6,786	7,138	7,316	7,500
Essex	32,950	34,784	36,503	37,258	37,395
Grey	6,840	7,115	7,413	7,585	7,678
Huron	4,135	4,310	4,438	4,480	4,480
Kent	11,265	11,688	12,087	12,205	12,158
Lambton	12,350	13,586	14,481	15,035	15,359
Middlesex	48,345	53,400	58,227	61,461	64,031
Oxford	8,135	8,587	9,053	9,287	9,426
Perth	6,305	6,524	6,731	6,787	6,837
Northeastern Ontario	61,210	65,781	69,789	71,659	72,783
Algoma	14,065	15,758	16,976	17,779	18,317
Cochrane	10,730	11,540	12,145	12,440	12,677
Manitoulin	710	770	812	843	859
Nipissing	8,785	9,287	9,779	9,917	9,970
Parry Sound	2,280	2,472	2,701	2,840	2,950
Sudbury	20,295	21,490	22,864	23,400	23,615
Timiskaming	4,345	4,463	4,512	4,442	4,395
Northwestern Ontario	22,030	23,914	25,837	27,063	27,868
Kenora	4,845	5,396	5,993	6,462	6,847
Rainy River	1,710	1,806	1,861	1,856	1,828
Thunder Bay	15,475	16,713	17,984	18,745	19,193

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.2.2
NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,192,446	1,276,060	1,324,260	1,361,432
Eastern Ontario	164,475	184,863	200,580	209,124	215,363
Dundas	1,375	1,481	1,550	1,584	1,602
Frontenac	15,520	17,321	18,730	19,567	20,119
Glengarry	1,220	1,279	1,317	1,324	1,304
Grenville	2,215	2,357	2,506	2,588	2,646
Hastings	12,245	13,486	14,558	15,146	15,569
Lanark	4,300	4,732	5,101	5,326	5,518
Leeds	5,375	5,757	6,086	6,255	6,356
Lennox & Addington	2,590	2,805	2,987	3,095	3,164
Ottawa-Carleton (R.M.)	98,435	112,998	124,074	130,330	135,223
Prescott	2,735	2,988	3,216	3,342	3,423
Prince Edward	1,805	1,891	1,963	1,968	1,949
Renfrew	7,810	8,321	8,597	8,584	8,420
Russell	1,130	1,266	1,389	1,480	1,572
Stormont	7,720	8,182	8,505	8,537	8,498
Central Ontario	701,930	766,375	818,770	849,824	875,154
Brant	11,285	12,077	12,881	13,313	13,606
Dufferin	2,200	2,551	2,950	3,295	3,638
Durham (R.M.)	24,555	28,637	32,547	35,734	38,723
Haldimand-Norfolk (R.M.)	7,870	8,374	8,821	9,053	9,148
Haliburton	695	769	828	860	888
Halton (R.M.)	23,420	27,174	30,694	33,452	35,865
Hamilton-Wentworth (R.M.)	56,450	61,153	64,759	66,505	67,216
Muskoka (D.M.)	2,885	3,146	3,422	3,591	3,738
Niagara (R.M.)	35,415	38,039	40,327	41,448	41,915
Northumberland	5,725	6,194	6,644	6,870	7,019
Peel (R.M.)	47,980	60,124	71,552	81,551	91,382
Peterborough	10,375	11,229	12,043	12,485	12,762
Simcoe	19,710	22,352	25,118	27,065	28,797
Toronto (M.M.)	380,810	400,115	410,563	410,099	407,861
Victoria	3,740	4,286	4,821	5,242	5,624
Waterloo (R.M.)	39,930	45,235	50,175	53,890	56,962
Wellington	14,115	15,863	17,487	18,673	19,665
York (R.M.)	14,770	19,059	23,136	26,696	30,347
Southwestern Ontario	141,185	151,513	161,084	166,590	170,249
Bruce	4,355	4,733	5,013	5,175	5,340
Elgin	6,505	6,786	7,138	7,316	7,503
Essex	32,950	34,784	36,503	37,258	37,393
Grey	6,840	7,115	7,413	7,585	7,682
Huron	4,135	4,310	4,438	4,480	4,481
Kent	11,265	11,688	12,087	12,205	12,157
Lambton	12,350	13,586	14,481	15,035	15,363
Middlesex	48,345	53,400	58,227	61,461	64,065
Oxford	8,135	8,587	9,053	9,287	9,429
Perth	6,305	6,524	6,731	6,787	6,837
Northeastern Ontario	61,210	65,781	69,789	71,659	72,786
Algoma	14,065	15,758	16,976	17,779	18,322
Cochrane	10,730	11,540	12,145	12,440	12,677
Manitoulin	710	770	812	843	859
Nipissing	8,785	9,287	9,779	9,917	9,970
Parry Sound	2,280	2,472	2,701	2,840	2,952
Sudbury	20,295	21,490	22,864	23,400	23,612
Timiskaming	4,345	4,463	4,512	4,442	4,394
Northwestern Ontario	22,030	23,914	25,837	27,063	27,879
Kenora	4,845	5,396	5,993	6,462	6,851
Rainy River	1,710	1,806	1,861	1,856	1,828
Thunder Bay	15,475	16,713	17,984	18,745	19,201

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.2.3
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,192,446	1,276,060	1,324,260	1,362,868
Eastern Ontario	164,475	184,863	200,580	209,124	215,565
Dundas	1,375	1,481	1,550	1,584	1,604
Frontenac	15,520	17,321	18,730	19,567	20,137
Glengarry	1,220	1,279	1,317	1,324	1,306
Grenville	2,215	2,357	2,506	2,588	2,648
Hastings	12,245	13,486	14,558	15,146	15,583
Lanark	4,300	4,732	5,101	5,326	5,519
Leeds	5,375	5,757	6,086	6,255	6,362
Lennox & Addington	2,590	2,805	2,987	3,095	3,167
Ottawa-Carleton (R.M.)	98,435	112,998	124,074	130,330	135,342
Prescott	2,735	2,988	3,216	3,342	3,426
Prince Edward	1,805	1,891	1,963	1,968	1,952
Renfrew	7,810	8,321	8,597	8,584	8,434
Russell	1,130	1,266	1,389	1,480	1,574
Stormont	7,720	8,182	8,505	8,537	8,511
Central Ontario	701,930	766,375	818,770	849,824	876,062
Brant	11,285	12,077	12,881	13,313	13,620
Dufferin	2,200	2,551	2,950	3,295	3,639
Durham (R.M.)	24,555	28,637	32,547	35,734	38,740
Haldimand-Norfolk (R.M.)	7,870	8,374	8,821	9,053	9,158
Haliburton	695	769	828	860	888
Halton (R.M.)	23,420	27,174	30,694	33,452	35,884
Hamilton-Wentworth (R.M.)	56,450	61,153	64,759	66,505	67,291
Muskoka (D.M.)	2,885	3,146	3,422	3,591	3,740
Niagara (R.M.)	35,415	38,039	40,327	41,448	41,957
Northumberland	5,725	6,194	6,644	6,870	7,024
Peel (R.M.)	47,980	60,124	71,552	81,551	91,400
Peterborough	10,375	11,229	12,043	12,485	12,768
Simcoe	19,710	22,352	25,118	27,065	28,806
Toronto (M.M.)	380,810	400,115	410,563	410,099	408,498
Victoria	3,740	4,206	4,821	5,242	5,623
Waterloo (R.M.)	39,930	45,235	50,175	53,890	57,005
Wellington	14,115	15,863	17,487	18,673	19,677
York (R.M.)	14,770	19,059	23,136	26,696	30,344
Southwestern Ontario	141,185	151,513	161,084	166,590	170,436
Bruce	4,355	4,733	5,013	5,175	5,346
Elgin	6,505	6,786	7,138	7,316	7,513
Essex	32,950	34,784	36,503	37,258	37,442
Grey	6,840	7,115	7,413	7,585	7,688
Huron	4,135	4,310	4,438	4,480	4,488
Kent	11,265	11,688	12,087	12,205	12,177
Lambton	12,350	13,586	14,481	15,035	15,381
Middlesex	48,345	53,400	58,227	61,461	64,113
Oxford	8,135	8,587	9,053	9,287	9,440
Perth	6,305	6,524	6,731	6,787	6,849
Northeastern Ontario	61,210	65,781	69,789	71,659	72,895
Algoma	14,065	15,758	16,976	17,779	18,346
Cochrane	10,730	11,540	12,145	12,440	12,701
Manitoulin	710	770	812	843	860
Nipissing	8,785	9,287	9,779	9,917	9,985
Parry Sound	2,280	2,472	2,701	2,840	2,953
Sudbury	20,295	21,490	22,864	23,400	23,648
Timiskaming	4,345	4,463	4,512	4,442	4,403
Northwestern Ontario	22,030	23,914	25,837	27,063	27,909
Kenora	4,845	5,396	5,993	6,462	6,858
Rainy River	1,710	1,806	1,861	1,856	1,831
Thunder Bay	15,475	16,713	17,984	18,745	19,219

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.2.4
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,191,111	1,268,215	1,308,418	1,337,239
Eastern Ontario	164,475	184,597	199,070	206,376	211,570
Dundas	1,375	1,479	1,538	1,558	1,565
Frontenac	15,520	17,299	18,618	19,347	19,792
Glengarry	1,220	1,278	1,315	1,319	1,297
Grenville	2,215	2,356	2,499	2,575	2,625
Hastings	12,245	13,471	14,477	14,991	15,342
Lanark	4,300	4,730	5,086	5,291	5,464
Leeds	5,375	5,754	6,072	6,225	6,311
Lennox & Addington	2,590	2,804	2,978	3,077	3,136
Ottawa-Carleton (R.M.)	98,435	112,805	122,960	128,363	132,579
Prescott	2,735	2,986	3,207	3,323	3,394
Prince Edward	1,805	1,890	1,958	1,960	1,937
Renfrew	7,810	8,310	8,531	8,454	8,235
Russell	1,130	1,265	1,384	1,469	1,556
Stormont	7,720	8,171	8,447	8,423	8,336
Central Ontario	701,930	765,459	813,313	838,489	857,375
Brant	11,285	12,069	12,838	13,227	13,473
Dufferin	2,200	2,550	2,941	3,276	3,604
Durham (R.M.)	24,555	28,623	32,463	35,554	38,418
Haldimand-Norfolk (R.M.)	7,870	8,372	8,807	9,023	9,105
Haliburton	695	769	828	859	885
Halton (R.M.)	23,420	27,140	30,515	33,099	35,332
Hamilton-Wentworth (R.M.)	56,450	61,091	64,401	65,785	66,129
Muskoka (D.M.)	2,885	3,144	3,413	3,574	3,708
Niagara (R.M.)	35,415	38,012	40,175	41,143	41,455
Northumberland	5,725	6,192	6,632	6,845	6,978
Peel (R.M.)	47,980	60,034	71,021	80,467	89,644
Peterborough	10,375	11,225	12,020	12,438	12,684
Simcoe	19,710	22,343	25,059	26,942	28,582
Toronto (R.M.)	380,810	399,531	407,049	402,712	396,306
Victoria	3,740	4,286	4,815	5,229	5,595
Waterloo (R.M.)	39,930	45,187	49,882	53,296	56,037
Wellington	14,115	15,852	17,422	18,542	19,454
York (R.M.)	14,770	19,040	23,032	26,480	29,985
Southwestern Ontario	141,185	151,397	160,389	165,193	168,138
Bruce	4,355	4,732	5,004	5,157	5,315
Elgin	6,505	6,784	7,120	7,280	7,450
Essex	32,950	34,750	36,306	36,867	36,813
Grey	6,840	7,113	7,401	7,560	7,643
Huron	4,135	4,308	4,429	4,462	4,456
Kent	11,265	11,682	12,049	12,131	12,053
Lambton	12,350	13,580	14,431	14,938	15,217
Middlesex	48,345	53,345	57,906	60,810	63,048
Oxford	8,135	8,583	9,027	9,234	9,351
Perth	6,305	6,521	6,714	6,754	6,791
Northeastern Ontario	61,210	65,755	69,669	71,421	72,466
Algoma	14,065	15,749	16,943	17,715	18,230
Cochrane	10,730	11,537	12,128	12,406	12,637
Manitoulin	710	770	811	841	858
Nipissing	8,785	9,283	9,763	9,887	9,933
Parry Sound	2,280	2,471	2,694	2,824	2,925
Sudbury	20,295	21,482	22,822	23,318	23,501
Timiskaming	4,345	4,462	4,508	4,431	4,382
Northwestern Ontario	22,030	23,903	25,775	26,938	27,690
Kenora	4,845	5,395	5,987	6,450	6,834
Rainy River	1,710	1,805	1,857	1,848	1,818
Thunder Bay	15,475	16,703	17,931	18,640	19,038

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.2.5
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,195,136	1,287,178	1,345,784	1,394,134
Eastern Ontario	164,475	185,404	202,739	212,889	220,498
Dundas	1,375	1,486	1,569	1,619	1,653
Frontenac	15,520	17,363	18,894	19,870	20,561
Glengarry	1,220	1,280	1,321	1,329	1,313
Grenville	2,215	2,359	2,515	2,607	2,672
Hastings	12,245	13,515	14,672	15,355	15,874
Lanark	4,300	4,737	5,123	5,370	5,585
Leeds	5,375	5,762	6,107	6,295	6,418
Lennox & Addington	2,590	2,808	3,000	3,120	3,201
Ottawa-Carleton (R.M.)	98,435	113,392	125,665	133,029	138,791
Prescott	2,735	2,991	3,230	3,367	3,460
Prince Edward	1,805	1,892	1,969	1,980	1,969
Renfrew	7,810	8,347	8,690	8,760	8,681
Russell	1,130	1,268	1,396	1,495	1,595
Stormont	7,720	8,204	8,588	8,694	8,727
Central Ontario	701,930	768,212	826,481	865,196	899,093
Brant	11,285	12,092	12,941	13,431	13,785
Dufferin	2,200	2,554	2,962	3,321	3,676
Durham (R.M.)	24,555	28,666	32,669	35,979	39,088
Haldimand-Norfolk (R.M.)	7,870	8,379	8,843	9,092	9,208
Haliburton	695	769	829	862	890
Halton (R.M.)	23,420	27,240	30,953	33,938	36,560
Hamilton-Wentworth (R.M.)	56,450	61,277	65,268	67,484	68,700
Muskoka (D.M.)	2,885	3,149	3,433	3,616	3,775
Niagara (R.M.)	35,415	38,091	40,541	41,863	42,541
Northumberland	5,725	6,198	6,662	6,905	7,069
Peel (R.M.)	47,980	60,305	72,309	83,036	93,572
Peterborough	10,375	11,237	12,077	12,551	12,859
Simcoe	19,710	22,372	25,203	27,235	29,047
Toronto (M.M.)	380,810	401.280	415.507	420.085	423.794
Victoria	3,740	4,287	4,829	5,260	5,649
Waterloo (R.M.)	39,930	45,335	50,589	54,695	58,180
Wellington	14,115	15,885	17,577	18,852	19,934
York (R.M.)	14,770	19,097	23,289	26,993	30,764
Southwestern Ontario	141,185	151,758	162,068	168,487	173,125
Bruce	4,355	4,736	5,024	5,197	5,374
Elgin	6,505	6,794	7,163	7,365	7,576
Essex	32,950	34,854	36,783	37,791	38,203
Grey	6,840	7,120	7,430	7,619	7,730
Huron	4,135	4,312	4,451	4,504	4,518
Kent	11,265	11,702	12,139	12,305	12,310
Lambton	12,350	13,604	14,549	15,168	15,565
Middlesex	48,345	53,509	58,684	62,349	65,403
Oxford	8,135	8,597	9,090	9.357	9,537
Perth	6,305	6,530	6,755	6,832	6,907
Northeastern Ontario	61,210	65,828	69,966	71,979	73,284
Algoma	14,065	15,773	17,024	17,867	18,454
Cochrane	10,730	11,547	12,170	12,484	12,747
Manitoulin	710	770	812	844	861
Nipissing	8,785	9,292	9,799	9,955	10,032
Parry Sound	2,280	2,475	2,712	2,861	2,985
Sudbury	20,295	21,506	22,926	23,512	23,787
Timiskaming	4,345	4,466	4,522	4,457	4,418
Northwestern Ontario	22,030	23,934	25,924	27,232	28,135
Kenora	4,845	5,397	5,999	6,476	6,873
Rainy River	1,710	1,807	1,867	1,867	1,845
Thunder Bay	15,475	16,730	18,058	18,889	19,417

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.80	1.36	0.74	0.55
Eastern Ontario	2.36	1.65	0.84	0.58
Dundas	1.49	0.92	0.43	0.23
Frontenac	2.22	1.58	0.88	0.55
Glengarry	0.95	0.59	0.09	-0.30
Grenville	1.25	1.23	0.65	0.43
Hastings	1.95	1.54	0.80	0.55
Lanark	1.93	1.51	0.87	0.69
Leeds	1.38	1.12	0.55	0.31
Lennox & Addington	1.61	1.26	0.72	0.43
Ottawa-Carleton (R.M.)	2.80	1.89	0.99	0.73
Prescott	1.79	1.48	0.77	0.47
Prince Edward	0.94	0.75	0.06	-0.20
Renfrew	1.28	0.66	-0.03	-0.38
Russell	2.30	1.87	1.28	1.21
Stormont	1.17	0.78	0.07	-0.09
Central Ontario	1.77	1.33	0.75	0.58
Brant	1.37	1.30	0.66	0.43
Dufferin	3.01	2.95	2.24	1.98
Durham (R.M.)	3.12	2.59	1.89	1.60
Haldimand-Norfolk (R.M.)	1.25	1.05	0.52	0.20
Haliburton	2.03	1.51	0.76	0.61
Halton (R.M.)	3.02	2.47	1.74	1.39
Hamilton-Wentworth (R.M.)	1.61	1.15	0.53	0.21
Muskoka (D.M.)	1.75	1.69	0.97	0.79
Niagara (R.M.)	1.44	1.18	0.55	0.22
Northumberland	1.59	1.41	0.67	0.42
Peel (R.M.)	4.62	3.54	2.65	2.28
Peterborough	1.59	1.41	0.72	0.43
Simcoe	2.55	2.36	1.50	1.23
Toronto (M.M.)	0.99	0.52	-0.02	-0.11
Victoria	2.76	2.38	1.69	1.39
Waterloo (R.M.)	2.53	2.09	1.44	1.10
Wellington	2.36	1.97	1.32	1.03
York (R.M.)	5.23	3.95	2.90	2.57
Southwestern Ontario	1.42	1.23	0.67	0.43
Bruce	1.68	1.16	0.64	0.62
Elgin	0.85	1.01	0.49	0.50
Essex	1.09	0.97	0.41	0.07
Grey	0.79	0.82	0.46	0.24
Huron	0.83	0.59	0.19	.00
Kent	0.74	0.67	0.19	-0.08
Lambton	1.93	1.28	0.75	0.43
Middlesex	2.01	1.75	1.09	0.82
Oxford	1.09	1.06	0.51	0.30
Perth	0.68	0.63	0.17	0.15
Northeastern Ontario	1.45	1.19	0.53	0.31
Algoma	2.30	1.50	0.93	0.60
Cochrane	1.47	1.03	0.48	0.38
Manitoulin	1.64	1.06	0.75	0.39
Nipissing	1.12	1.04	0.28	0.11
Parry Sound	1.63	1.78	1.01	0.76
Sudbury	1.15	1.25	0.46	0.18
Timiskaming	0.54	0.22	-0.31	-0.21
Northwestern Ontario	1.65	1.56	0.93	0.59
Kenora	2.18	2.12	1.52	1.17
Rainy River	1.09	0.60	-0.04	-0.30
Thunder Bay	1.55	1.48	0.83	0.47

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.3.2
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.80	1.36	0.74	0.56
Eastern Ontario	2.36	1.65	0.84	0.59
Dundas	1.49	0.92	0.43	0.23
Frontenac	2.22	1.58	0.88	0.56
Glengarry	0.95	0.59	0.09	-0.29
Grenville	1.25	1.23	0.65	0.44
Hastings	1.95	1.54	0.80	0.55
Lanark	1.93	1.51	0.87	0.71
Leeds	1.38	1.12	0.55	0.32
Lennox & Addington	1.61	1.26	0.72	0.44
Ottawa-Carleton (R.M.)	2.80	1.89	0.99	0.74
Prescott	1.79	1.48	0.77	0.48
Prince Edward	0.94	0.75	0.06	-0.19
Renfrew	1.28	0.66	-0.03	-0.38
Russell	2.30	1.87	1.28	1.22
Stormont	1.17	0.78	0.07	-0.09
Central Ontario	1.77	1.33	0.75	0.59
Brant	1.37	1.30	0.66	0.44
Dufferin	3.01	2.95	2.24	2.00
Durham (R.M.)	3.12	2.59	1.89	1.62
Haldimand-Norfolk (R.M.)	1.25	1.05	0.52	0.21
Haliburton	2.03	1.51	0.76	0.63
Halton (R.M.)	3.02	2.47	1.74	1.40
Hamilton-Wentworth (R.M.)	1.61	1.15	0.53	0.21
Muskoka (D.M.)	1.75	1.69	0.97	0.80
Niagara (R.M.)	1.44	1.18	0.55	0.22
Northumberland	1.59	1.41	0.67	0.43
Peel (R.M.)	4.62	3.54	2.65	2.30
Peterborough	1.59	1.41	0.72	0.44
Simcoe	2.55	2.36	1.50	1.25
Toronto (M.M.)	0.99	0.52	-0.02	-0.11
Victoria	2.76	2.38	1.69	1.42
Waterloo (R.M.)	2.53	2.09	1.44	1.11
Wellington	2.36	1.97	1.32	1.04
York (R.M.)	5.23	3.95	2.90	2.60
Southwestern Ontario	1.42	1.23	0.67	0.44
Bruce	1.68	1.16	0.64	0.63
Elgin	0.85	1.01	0.49	0.51
Essex	1.09	0.97	0.41	0.07
Grey	0.79	0.82	0.46	0.25
Huron	0.83	0.59	0.19	.00
Kent	0.74	0.67	0.19	-0.08
Lambton	1.93	1.28	0.75	0.43
Middlesex	2.01	1.75	1.09	0.83
Oxford	1.09	1.06	0.51	0.30
Perth	0.68	0.63	0.17	0.15
Northeastern Ontario	1.45	1.19	0.53	0.31
Algoma	2.30	1.50	0.93	0.60
Cochrane	1.47	1.03	0.48	0.38
Manitoulin	1.64	1.06	0.75	0.39
Nipissing	1.12	1.04	0.28	0.11
Parry Sound	1.63	1.78	1.01	0.78
Sudbury	1.15	1.25	0.46	0.18
Timiskaming	0.54	0.22	-0.31	-0.22
Northwestern Ontario	1.65	1.56	0.93	0.60
Kenora	2.18	2.12	1.52	1.18
Rainy River	1.09	0.60	-0.04	-0.31
Thunder Bay	1.55	1.48	0.83	0.48

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.80	1.36	0.74	0.58
Eastern Ontario	2.36	1.65	0.84	0.61
Dundas	1.49	0.92	0.43	0.25
Frontenac	2.22	1.58	0.88	0.58
Glengarry	0.95	0.59	0.09	-0.27
Grenville	1.25	1.23	0.65	0.46
Hastings	1.95	1.54	0.80	0.57
Lanark	1.93	1.51	0.87	0.72
Leeds	1.38	1.12	0.55	0.34
Lennox & Addington	1.61	1.26	0.72	0.46
Ottawa-Carleton (R.M.)	2.80	1.89	0.99	0.76
Prescott	1.79	1.48	0.77	0.49
Prince Edward	0.94	0.75	0.06	-0.17
Renfrew	1.28	0.66	-0.03	-0.35
Russell	2.30	1.87	1.28	1.24
Stormont	1.17	0.78	0.07	-0.06
Central Ontario	1.77	1.33	0.75	0.61
Brant	1.37	1.30	0.66	0.46
Dufferin	3.01	2.95	2.24	2.00
Durham (R.M.)	3.12	2.59	1.89	1.63
Haldimand-Norfolk (R.M.)	1.25	1.05	0.52	0.23
Haliburton	2.03	1.51	0.76	0.63
Halton (R.M.)	3.02	2.47	1.74	1.41
Hamilton-Wentworth (R.M.)	1.61	1.15	0.53	0.24
Muskoka (D.M.)	1.75	1.69	0.97	0.81
Niagara (R.M.)	1.44	1.18	0.55	0.24
Northumberland	1.59	1.41	0.67	0.44
Peel (R.M.)	4.62	3.54	2.65	2.31
Peterborough	1.59	1.41	0.72	0.45
Simcoe	2.55	2.36	1.50	1.25
Toronto (M.M.)	[illegible]	0.52	-0.07	-0.03
Victoria	2.76	2.38	1.69	1.41
Waterloo (R.M.)	2.53	2.09	1.44	1.13
Wellington	2.36	1.97	1.32	1.05
York (R.M.)	5.23	3.95	2.90	2.59
Southwestern Ontario	1.42	1.23	0.67	0.46
Bruce	1.68	1.16	0.64	0.65
Elgin	0.85	1.01	0.49	0.53
Essex	1.09	0.97	0.41	0.10
Grey	0.79	0.82	0.46	0.27
Huron	0.83	0.59	0.19	0.03
Kent	0.74	0.67	0.19	-0.05
Lambton	1.93	1.28	0.75	0.46
Middlesex	2.01	1.75	1.09	0.85
Oxford	1.09	1.06	0.51	0.33
Perth	0.68	0.63	0.17	0.18
Northeastern Ontario	1.45	1.19	0.53	0.34
Algoma	2.30	1.50	0.93	0.63
Cochrane	1.47	1.03	0.48	0.42
Manitoulin	1.64	1.06	0.75	0.42
Nipissing	1.12	1.04	0.28	0.14
Parry Sound	1.63	1.78	1.01	0.78
Sudbury	1.15	1.25	0.46	0.21
Timiskaming	0.54	0.22	-0.31	-0.18
Northwestern Ontario	1.65	1.56	0.93	0.62
Kenora	2.18	2.12	1.52	1.20
Rainy River	1.09	0.60	-0.04	-0.27
Thunder Bay	1.55	1.48	0.83	0.50

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.77	1.26	0.63	0.44
Eastern Ontario	2.34	1.52	0.72	0.50
Dundas	1.46	0.79	0.27	0.08
Frontenac	2.19	1.48	0.77	0.46
Glengarry	0.94	0.56	0.06	-0.33
Grenville	1.24	1.19	0.61	0.38
Hastings	1.93	1.45	0.70	0.46
Lanark	1.92	1.46	0.80	0.64
Leeds	1.37	1.08	0.50	0.28
Lennox & Addington	1.60	1.21	0.66	0.38
Ottawa-Carleton (R.M.)	2.76	1.74	0.86	0.65
Prescott	1.77	1.44	0.71	0.42
Prince Edward	0.93	0.71	0.01	-0.23
Renfrew	1.25	0.53	-0.18	-0.52
Russell	2.28	1.81	1.20	1.16
Stormont	1.14	0.67	-0.06	-0.21
Central Ontario	1.75	1.22	0.61	0.45
Brant	1.35	1.24	0.60	0.37
Dufferin	2.99	2.90	2.18	1.93
Durham (R.M.)	3.11	2.55	1.84	1.56
Haldimand-Norfolk (R.M.)	1.24	1.02	0.49	0.18
Haliburton	2.03	1.50	0.74	0.60
Halton (R.M.)	2.99	2.37	1.64	1.31
Hamilton-Wentworth (R.M.)	1.59	1.06	0.43	0.10
Muskoka (D.M.)	1.74	1.65	0.92	0.74
Niagara (R.M.)	1.43	1.11	0.48	0.15
Northumberland	1.58	1.38	0.63	0.39
Peel (R.M.)	4.58	3.42	2.53	2.18
Peterborough	1.59	1.38	0.69	0.39
Simcoe	2.54	2.32	1.46	1.19
Toronto (M.M.)	0.96	0.37	-0.21	-0.32
Victoria	2.76	2.36	1.66	1.37
Waterloo (R.M.)	2.50	2.00	1.33	1.01
Wellington	2.35	1.91	1.25	0.97
York (R.M.)	5.21	3.88	2.83	2.52
Southwestern Ontario	1.41	1.16	0.59	0.35
Bruce	1.67	1.13	0.60	0.60
Elgin	0.84	0.97	0.45	0.46
Essex	1.07	0.88	0.31	-0.03
Grey	0.79	0.80	0.43	0.22
Huron	0.82	0.55	0.15	-0.03
Kent	0.73	0.62	0.13	-0.13
Lambton	1.92	1.22	0.69	0.37
Middlesex	1.99	1.65	0.98	0.73
Oxford	1.08	1.01	0.45	0.25
Perth	0.68	0.59	0.12	0.11
Northeastern Ontario	1.44	1.16	0.50	0.29
Algoma	2.29	1.47	0.90	0.57
Cochrane	1.46	1.00	0.45	0.37
Manitoulin	1.64	1.05	0.72	0.41
Nipissing	1.11	1.01	0.25	0.09
Parry Sound	1.62	1.74	0.95	0.71
Sudbury	1.14	1.22	0.43	0.16
Timiskaming	0.53	0.21	-0.34	-0.22
Northwestern Ontario	1.65	1.52	0.89	0.55
Kenora	2.18	2.10	1.50	1.16
Rainy River	1.09	0.57	-0.09	-0.32
Thunder Bay	1.54	1.43	0.78	0.42

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	1.84	1.49	0.89	0.71
Eastern Ontario	2.42	1.80	0.98	0.70
Dundas	1.56	1.09	0.63	0.42
Frontenac	2.27	1.70	1.01	0.69
Glengarry	0.97	0.62	0.12	-0.24
Grenville	1.27	1.28	0.72	0.50
Hastings	1.99	1.66	0.91	0.67
Lanark	1.96	1.58	0.94	0.79
Leeds	1.40	1.17	0.61	0.39
Lennox & Addington	1.63	1.33	0.79	0.51
Ottawa-Carleton (R.M.)	2.87	2.08	1.15	0.85
Prescott	1.81	1.55	0.84	0.54
Prince Edward	0.94	0.80	0.11	-0.12
Renfrew	1.34	0.81	0.16	-0.18
Russell	2.33	1.94	1.38	1.30
Stormont	1.22	0.92	0.24	0.08
Central Ontario	1.82	1.47	0.92	0.77
Brant	1.39	1.37	0.75	0.52
Dufferin	3.03	3.01	2.32	2.06
Durham (R.M.)	3.14	2.65	1.95	1.67
Haldimand-Norfolk (R.M.)	1.26	1.08	0.56	0.25
Haliburton	2.04	1.52	0.78	0.65
Halton (R.M.)	3.07	2.59	1.86	1.50
Hamilton-Wentworth (R.M.)	1.65	1.27	0.67	0.36
Muskoka (D.M.)	1.77	1.74	1.04	0.86
Niagara (R.M.)	1.47	1.25	0.64	0.32
Northumberland	1.60	1.45	0.72	0.47
Peel (R.M.)	4.68	3.70	2.80	2.42
Peterborough	1.61	1.45	0.77	0.49
Simcoe	2.57	2.41	1.56	1.30
Toronto (M.M.)	1.05	0.70	0.22	0.18
Victoria	2.77	2.41	1.72	1.44
Waterloo (R.M.)	2.57	2.22	1.57	1.24
Wellington	2.39	2.05	1.41	1.12
York (R.M.)	5.27	4.05	3.00	2.65
Southwestern Ontario	1.45	1.32	0.78	0.54
Bruce	1.69	1.19	0.68	0.67
Elgin	0.87	1.06	0.56	0.57
Essex	1.13	1.08	0.54	0.22
Grey	0.81	0.86	0.50	0.29
Huron	0.84	0.64	0.24	0.06
Kent	0.76	0.74	0.27	0.01
Lambton	1.95	1.35	0.84	0.52
Middlesex	2.05	1.86	1.22	0.96
Oxford	1.11	1.12	0.58	0.38
Perth	0.70	0.68	0.23	0.22
Northeastern Ontario	1.47	1.23	0.57	0.36
Algoma	2.32	1.54	0.97	0.65
Cochrane	1.48	1.06	0.51	0.42
Manitoulin	1.64	1.06	0.76	0.41
Nipissing	1.13	1.07	0.32	0.15
Parry Sound	1.65	1.85	1.08	0.85
Sudbury	1.17	1.29	0.51	0.23
Timiskaming	0.55	0.25	-0.29	-0.18
Northwestern Ontario	1.67	1.61	0.99	0.65
Kenora	2.18	2.14	1.54	1.20
Rainy River	1.11	0.65	.00	-0.24
Thunder Bay	1.57	1.54	0.90	0.55

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.4.1
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	20,323	16,723	9,640	7,362
Eastern Ontario	4,078	3,143	1,709	1,233
Dundas	21	14	7	4
Frontenac	360	282	167	109
Glengarry	12	8	1	(4)
Grenville	28	30	17	11
Hastings	248	214	118	84
Lanark	86	74	45	37
Leeds	76	66	34	20
Lennox & Addington	43	36	22	13
Ottawa-Carleton (R.M.)	2,913	2,215	1,251	968
Prescott	51	46	25	16
Prince Edward	17	14	1	(4)
Renfrew	102	55	(3)	(32)
Russell	27	25	18	18
Stormont	92	65	6	(7)
Central Ontario	12,889	10,479	6,211	5,020
Brant	158	161	86	58
Dufferin	70	80	69	68
Durham (R.M.)	816	782	637	591
Haldimand-Norfolk (R.M.)	101	89	46	19
Haliburton	15	12	6	5
Halton (R.M.)	751	704	552	478
Hamilton-Wentworth (R.M.)	941	721	349	140
Muskoka (D.M.)	52	55	34	29
Niagara (R.M.)	525	458	224	92
Northumberland	94	90	45	29
Peel (R.M.)	2,429	2,286	2,000	1,947
Peterborough	171	163	88	54
Simcoe	528	553	389	341
Toronto (M.M.)	3,861	2,089	(93)	(430)
Victoria	109	107	84	75
Waterloo (R.M.)	1,061	988	743	608
Wellington	350	325	237	196
York (R.M.)	858	815	712	722
Southwestern Ontario	2,066	1,914	1,101	722
Bruce	76	56	32	32
Elgin	56	70	36	37
Essex	367	344	151	27
Grey	55	60	34	19
Huron	35	26	8	0
Kent	85	80	24	(9)
Lambton	247	179	111	65
Middlesex	1,011	965	647	514
Oxford	90	93	47	28
Perth	44	41	11	10
Northeastern Ontario	914	802	374	225
Algoma	339	243	161	108
Cochrane	162	121	59	47
Manitoulin	12	8	6	3
Nipissing	100	98	27	11
Parry Sound	38	46	28	22
Sudbury	239	275	107	43
Timiskaming	24	10	(14)	(9)
Northwestern Ontario	377	385	245	161
Kenora	110	119	94	77
Rainy River	19	11	(1)	(6)
Thunder Bay	248	254	152	90

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.4.2
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	20,323	16,723	9,640	7,434
Eastern Ontario	4,078	3,143	1,709	1,248
Dundas	21	14	7	4
Frontenac	360	282	167	111
Glengarry	12	8	1	(4)
Grenville	28	30	17	12
Hastings	248	214	118	85
Lanark	86	74	45	38
Leeds	76	66	34	20
Lennox & Addington	43	36	22	14
Ottawa-Carleton (R.M.)	2,913	2,215	1,251	979
Prescott	51	46	25	16
Prince Edward	17	14	1	(4)
Renfrew	102	55	(3)	(33)
Russell	27	25	18	19
Stormont	92	65	6	(8)
Central Ontario	12,889	10,479	6,211	5,066
Brant	158	161	86	59
Dufferin	70	80	69	69
Durham (R.M.)	816	782	637	598
Haldimand-Norfolk (R.M.)	101	89	46	19
Haliburton	15	12	6	5
Halton (R.M.)	751	704	552	483
Hamilton-Wentworth (R.M.)	941	721	349	142
Muskoka (D.M.)	52	55	34	29
Niagara (R.M.)	525	458	224	93
Northumberland	94	90	45	30
Peel (R.M.)	2,429	2,286	2,000	1,966
Peterborough	171	163	88	55
Simcoe	528	553	389	346
Toronto (M.M.)	3,861	2,089	(93)	(448)
Victoria	109	107	84	76
Waterloo (R.M.)	1,061	988	743	614
Wellington	350	325	237	198
York (R.M.)	858	815	712	730
Southwestern Ontario	2,066	1,914	1,101	732
Bruce	76	56	32	33
Elgin	56	70	36	37
Essex	367	344	151	27
Grey	55	60	34	19
Huron	35	26	8	0
Kent	85	80	24	(10)
Lambton	247	179	111	66
Middlesex	1,011	965	647	521
Oxford	90	93	47	28
Perth	44	41	11	10
Northeastern Ontario	914	802	374	225
Algoma	339	243	161	109
Cochrane	162	121	59	48
Manitoulin	12	8	6	3
Nipissing	100	98	27	11
Parry Sound	38	46	28	22
Sudbury	239	275	107	42
Timiskaming	24	10	(14)	(10)
Northwestern Ontario	377	385	245	163
Kenora	110	119	94	78
Rainy River	19	11	(1)	(6)
Thunder Bay	248	254	152	91

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.4.3
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	20,323	16,723	9,640	7,721
Eastern Ontario	4,078	3,143	1,709	1,288
Dundas	21	14	7	4
Frontenac	360	282	167	114
Glengarry	12	8	1	(4)
Grenville	28	30	17	12
Hastings	248	214	118	88
Lanark	86	74	45	39
Leeds	76	66	34	21
Lennox & Addington	43	36	22	14
Ottawa-Carleton (R.M.)	2,913	2,215	1,251	1,002
Prescott	51	46	25	17
Prince Edward	17	14	1	(3)
Renfrew	102	55	(3)	(30)
Russell	27	25	18	19
Stormont	92	65	6	(5)
Central Ontario	12,889	10,479	6,211	5,248
Brant	158	161	86	61
Dufferin	70	80	69	69
Durham (R.M.)	816	782	637	601
Haldimand-Norfolk (R.M.)	101	89	46	21
Haliburton	15	12	6	6
Halton (R.M.)	751	704	552	486
Hamilton-Wentworth (R.M.)	941	721	349	157
Muskoka (D.M.)	52	55	34	30
Niagara (R.M.)	525	458	224	102
Northumberland	94	90	45	31
Peel (R.M.)	2,429	2,206	2,000	1,970
Peterborough	171	163	88	57
Simcoe	528	553	389	348
Toronto (M.M.)	3,861	2,089	(93)	(320)
Victoria	109	107	84	76
Waterloo (R.M.)	1,061	988	743	623
Wellington	350	325	237	201
York (R.M.)	858	815	712	730
Southwestern Ontario	2,066	1,914	1,101	769
Bruce	76	56	32	34
Elgin	56	70	36	39
Essex	367	344	151	37
Grey	55	60	34	21
Huron	35	26	8	2
Kent	85	80	24	(6)
Lambton	247	179	111	69
Middlesex	1,011	965	647	531
Oxford	90	93	47	31
Perth	44	41	11	12
Northeastern Ontario	914	802	374	247
Algoma	339	243	161	113
Cochrane	162	121	59	52
Manitoulin	12	8	6	4
Nipissing	100	98	27	14
Parry Sound	38	46	28	23
Sudbury	239	275	107	50
Timiskaming	24	10	(14)	(8)
Northwestern Ontario	377	385	245	169
Kenora	110	119	94	79
Rainy River	19	11	(1)	(5)
Thunder Bay	248	254	152	95

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.4.4
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	20,056	15,421	8,040	5,764
Eastern Ontario	4,024	2,895	1,461	1,039
Dundas	21	12	4	1
Frontenac	356	264	146	89
Glengarry	12	7	1	(4)
Grenville	28	29	15	10
Hastings	245	201	103	70
Lanark	86	71	41	35
Leeds	76	64	31	17
Lennox & Addington	43	35	20	12
Ottawa-Carleton (R.M.)	2,874	2,031	1,081	843
Prescott	50	44	23	14
Prince Edward	17	14	0	(4)
Renfrew	100	44	(16)	(44)
Russell	27	24	17	17
Stormont	90	55	(5)	(17)
Central Ontario	12,706	9,571	5,035	3,777
Brant	157	154	78	49
Dufferin	70	78	67	66
Durham (R.M.)	814	768	618	573
Haldimand-Norfolk (R.M.)	100	87	43	16
Haliburton	15	12	6	5
Halton (R.M.)	744	675	517	447
Hamilton-Wentworth (R.M.)	928	662	277	69
Muskoka (D.M.)	52	54	32	27
Niagara (R.M.)	519	433	194	62
Northumberland	93	88	43	27
Peel (R.M.)	2,411	2,198	1,889	1,835
Peterborough	170	159	84	49
Simcoe	527	543	377	328
Toronto (M.M.)	3,744	1,504	(867)	(1,281)
Victoria	109	106	83	73
Waterloo (R.M.)	1,051	939	683	548
Wellington	347	314	224	182
York (R.M.)	854	798	690	701
Southwestern Ontario	2,042	1,798	961	589
Bruce	75	54	31	31
Elgin	56	67	32	34
Essex	360	311	112	(11)
Grey	55	58	32	17
Huron	35	24	7	(1)
Kent	83	73	16	(15)
Lambton	246	170	101	56
Middlesex	1,000	912	581	448
Oxford	90	89	41	24
Perth	43	39	8	7
Northeastern Ontario	909	783	351	209
Algoma	337	239	154	103
Cochrane	161	118	56	46
Manitoulin	12	8	6	3
Nipissing	100	96	25	9
Parry Sound	38	45	26	20
Sudbury	237	268	99	37
Timiskaming	23	9	(15)	(10)
Northwestern Ontario	375	374	233	150
Kenora	110	118	93	77
Rainy River	19	10	(2)	(6)
Thunder Bay	246	246	142	80

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 6.4.5
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CONSTANT HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	20,861	18,408	11,721	9,670
Eastern Ontario	4,186	3,467	2,030	1,522
Dundas	22	17	10	7
Frontenac	369	306	195	138
Glengarry	12	8	2	(3)
Grenville	29	31	18	13
Hastings	254	231	137	104
Lanark	87	77	49	43
Leeds	77	69	38	25
Lennox & Addington	44	38	24	16
Ottawa-Carleton (R.M.)	2,991	2,454	1,473	1,152
Prescott	51	48	27	19
Prince Edward	17	15	2	(2)
Renfrew	107	69	14	(16)
Russell	28	26	20	20
Stormont	97	77	21	7
Central Ontario	13,256	11,654	7,743	6,779
Brant	161	170	98	71
Dufferin	71	82	72	71
Durham (R.M.)	822	801	662	622
Haldimand-Norfolk (R.M.)	102	93	50	23
Haliburton	15	12	7	6
Halton (R.M.)	764	743	597	524
Hamilton-Wentworth (R.M.)	965	798	443	243
Muskoka (D.M.)	53	57	37	32
Niagara (R.M.)	535	490	264	136
Northumberland	95	93	49	33
Peel (R.M.)	2,465	2,401	2,145	2,107
Peterborough	172	168	95	61
Simcoe	532	566	406	363
Toronto (M.M.)	4,094	2,845	916	742
Victoria	109	108	86	78
Waterloo (R.M.)	1,081	1,051	821	697
Wellington	354	339	255	216
York (R.M.)	865	838	741	754
Southwestern Ontario	2,115	2,062	1,284	927
Bruce	76	58	35	35
Elgin	58	74	40	42
Essex	381	386	202	82
Grey	56	62	38	22
Huron	35	28	11	3
Kent	87	87	33	1
Lambton	251	189	124	79
Middlesex	1,033	1,035	733	611
Oxford	92	99	53	36
Perth	45	45	15	15
Northeastern Ontario	924	828	403	261
Algoma	342	250	169	117
Cochrane	163	125	63	53
Manitoulin	12	8	6	4
Nipissing	101	101	31	15
Parry Sound	39	47	30	25
Sudbury	242	284	117	55
Timiskaming	24	11	(13)	(8)
Northwestern Ontario	381	398	262	180
Kenora	110	121	95	79
Rainy River	19	12	0	(4)
Thunder Bay	251	266	166	106

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.1.1
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102.501	102,868	95,433	95,001	101,998
25-44	328,456	377,178	416,012	417,296	407,844
45-64	136,035	143,375	151,647	169,666	190,390
65+	75,467	88,675	105,096	119,347	129,212
ALL AGES 15+	642,459	712,096	768,188	801,311	829,443
FEMALES:					
15-24	71,658	81,036	83,579	90,851	104,728
25-44	173,312	234,955	293,635	326,280	345,564
45-64	88,695	102,081	115,529	139,072	168,062
65+	114,706	140,063	172,779	201,687	225,943
ALL AGES 15+	448,371	558,136	665,522	757,890	844,296
TOTALS:					
15-24	174,159	183,904	179,013	185,853	206,726
25-44	501,768	612,133	709,647	743,576	753,407
45-64	224,730	245,456	267,176	308,739	358,452
65+	190,173	228,738	277,875	321,034	355,155
ALL AGES 15+	1,090,830	1,270,231	1,433,710	1,559,201	1,673,739
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.10	6.66	6.09	6.09
25-44	30.11	29.69	29.02	26.76	24.37
45-64	12.47	11.29	10.58	10.88	11.38
65+	6.92	6.98	7.33	7.65	7.72
ALL AGES 15+	58.90	56.06	53.58	51.39	49.56
FEMALES:					
15-24	6.57	6.38	5.83	5.83	6.26
25-44	15.89	18.50	20.48	20.93	20.65
45-64	8.13	8.04	8.06	8.92	10.04
65+	10.52	11.03	12.05	12.94	13.50
ALL AGES 15+	41.10	43.94	46.42	48.61	50.44
TOTALS:					
15-24	15.97	14.48	12.49	11.92	12.35
25-44	46.00	48.19	49.50	47.69	45.01
45-64	20.60	19.32	18.64	19.80	21.42
65+	17.43	18.01	19.38	20.59	21.22
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2. Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.1.2
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

SEX/AGE	1981	1986	1991	1996	2001
			NUMBER OF HOUSEHOLDS		
MALES:					
15-24	102,501	102,868	95,433	95,001	102,346
25-44	328,456	377,178	416,012	417,296	407,808
45-64	136,035	143,375	151,647	169,666	190,371
65+	75,467	88,675	105,096	119,347	129,200
ALL AGES 15+	642,459	712,096	768,188	801,311	829,725
FEMALES:					
15-24	71,658	81,036	83,579	90,851	105,086
25-44	173,312	234,955	293,635	326,280	345,537
45-64	88,695	102,081	115,529	139,072	168,044
65+	114,706	140,063	172,779	201,687	225,925
ALL AGES 15+	448,371	558,136	665,522	757,890	844,591
TOTALS:					
15-24	174,159	183,904	179,013	185,853	207,432
25-44	501,768	612,133	709,647	743,576	753,345
45-64	224,730	245,456	267,176	308,739	358,414
65+	190,173	228,738	277,875	321,034	355,124
ALL AGES 15+	1,090,830	1,270,231	1,433,710	1,559,201	1,674,316
			PERCENTAGE DISTRIBUTION (2)		
MALES:					
15-24	9.40	8.10	6.66	6.09	6.11
25-44	30.11	29.69	29.02	26.76	24.36
45-64	12.47	11.29	10.58	10.88	11.37
65+	6.92	6.98	7.33	7.65	7.72
ALL AGES 15+	58.90	56.06	53.58	51.39	49.56
FEMALES:					
15-24	6.57	6.38	5.83	5.83	6.28
25-44	15.89	18.50	20.48	20.93	20.64
45-64	8.13	8.04	8.06	8.92	10.04
65+	10.52	11.03	12.05	12.94	13.49
ALL AGES 15+	41.10	43.94	46.42	48.61	50.44
TOTALS:					
15-24	15.97	14.48	12.49	11.92	12.39
25-44	46.00	48.19	49.50	47.69	44.99
45-64	20.60	19.32	18.64	19.80	21.41
65+	17.43	18.01	19.38	20.59	21.21
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.1.3
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
	NUMBER OF HOUSEHOLDS				
MALES:					
15-24	102,501	102,868	95,433	95,001	103,344
25-44	328,456	377,178	416,012	417,296	407,844
45-64	136,035	143,375	151,647	169,666	190,390
65+	75,467	88,675	105,096	119,347	129,212
ALL AGES 15+	642,459	712,096	768,188	801,311	830,789
FEMALES:					
15-24	71,658	81,036	83,579	90,851	106,095
25-44	173,312	234,955	293,635	326,280	345,564
45-64	88,695	102,081	115,529	139,072	168,062
65+	114,706	140,063	172,779	201,687	225,943
ALL AGES 15+	448,371	558,136	665,522	757,890	845,663
TOTALS:					
15-24	174,159	183,904	179,013	185,853	209,439
25-44	501,768	612,133	709,647	743,576	753,407
45-64	224,730	245,456	267,176	308,739	358,452
65+	190,173	228,738	277,875	321,034	355,155
ALL AGES 15+	1,090,830	1,270,231	1,433,710	1,559,201	1,676,452
	PERCENTAGE DISTRIBUTION (2)				
MALES:					
15-24	9.40	8.10	6.66	6.09	6.16
25-44	30.11	29.69	29.02	26.76	24.33
45-64	12.47	11.29	10.58	10.88	11.36
65+	6.92	6.98	7.33	7.65	7.71
ALL AGES 15+	58.90	56.06	53.58	51.39	49.56
FEMALES:					
15-24	6.57	6.38	5.83	5.83	6.33
25-44	15.89	18.50	20.48	20.93	20.61
45-64	8.13	8.04	8.06	8.92	10.02
65+	10.52	11.03	12.05	12.94	13.48
ALL AGES 15+	41.10	43.94	46.42	48.61	50.44
TOTALS:					
15-24	15.97	14.48	12.49	11.92	12.49
25-44	46.00	48.19	49.50	47.69	44.94
45-64	20.60	19.32	18.64	19.80	21.38
65+	17.43	18.01	19.38	20.59	21.18
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2. Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.1.4
NUMBER OF RENTER HOUSEHOLDS
BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	102,501	102,702	94,544	93,310	99,793
25-44	328,456	376,682	412,920	410,882	398,046
45-64	136,035	143,287	151,160	168,657	188,632
65+	75,467	88,618	104,724	118,559	127,983
ALL AGES 15+	642,459	711,289	763,348	791,408	814,453
FEMALES:					
15-24	71,658	80,875	82,685	89,131	102,415
25-44	173,312	234,668	291,537	321,281	337,066
45-64	88,695	101,988	114,994	137,995	166,289
65+	114,706	139,974	172,178	200,289	223,503
ALL AGES 15+	448,371	557,506	661,393	748,697	829,274
TOTALS:					
15-24	174,159	183,577	177,229	182,442	202,208
25-44	501,768	611,350	704,457	732,164	735,112
45-64	224,730	245,275	266,154	306,652	354,921
65+	190,173	228,592	276,902	318,848	351,486
ALL AGES 15+	1,090,830	1,268,794	1,424,741	1,540,105	1,643,727
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	9.40	8.09	6.64	6.06	6.07
25-44	30.11	29.69	28.98	26.68	24.22
45-64	12.47	11.29	10.61	10.95	11.48
65+	6.92	6.98	7.35	7.70	7.79
ALL AGES 15+	58.90	56.06	53.58	51.39	49.55
FEMALES:					
15-24	6.57	6.37	5.80	5.79	6.23
25-44	15.89	18.50	20.46	20.86	20.51
45-64	8.13	8.04	8.07	8.96	10.12
65+	10.52	11.03	12.08	13.00	13.60
ALL AGES 15+	41.10	43.94	46.42	48.61	50.45
TOTALS:					
15-24	15.97	14.47	12.44	11.85	12.30
25-44	46.00	48.18	49.44	47.54	44.72
45-64	20.60	19.33	18.68	19.91	21.59
65+	17.43	18.02	19.44	20.70	21.38
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2. Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.1.5
NUMBER OF RENTER HOUSEHOLDS BY AGE AND SEX OF THE HOUSEHOLD HEAD, ONTARIO 1981-2001
MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Sex/Age	1981	1986	1991	1996	2001
NUMBER OF HOUSEHOLDS					
MALES:					
15-24	102,501	103,201	96,647	97,273	105,775
25-44	328,456	378,181	420,433	426,000	420,927
45-64	136,035	143,556	152,335	171,053	192,801
65+	75,467	88,793	105,631	120,418	130,854
ALL AGES 15+	642,459	713,731	775,045	814,744	850,357
FEMALES:					
15-24	71,658	81,359	84,781	93,152	108,654
25-44	173,312	235,523	296,667	333,102	356,934
45-64	88,695	102,267	116,273	140,527	170,458
65+	114,706	140,244	173,640	203,615	229,244
ALL AGES 15+	448,371	559,392	671,361	770,395	865,289
TOTALS:					
15-24	174,159	184,560	181,427	190,424	214,429
25-44	501,768	613,704	717,100	759,102	777,861
45-64	224,730	245,823	268,608	311,580	363,258
65+	190,173	229,036	279,271	324,033	360,098
ALL AGES 15+	1,090,830	1,273,123	1,446,406	1,585,139	1,715,646
PERCENTAGE DISTRIBUTION (2)					
MALES:					
15-24	9.40	8.11	6.68	6.14	6.17
25-44	30.11	29.71	29.07	26.87	24.53
45-64	12.47	11.28	10.53	10.79	11.24
65+	6.92	6.97	7.30	7.60	7.63
ALL AGES 15+	58.90	56.06	53.58	51.40	49.56
FEMALES:					
15-24	6.57	6.39	5.86	5.88	6.33
25-44	15.89	18.50	20.51	21.01	20.80
45-64	8.13	8.03	8.04	8.87	9.94
65+	10.52	11.02	12.00	12.85	13.36
ALL AGES 15+	41.10	43.94	46.42	48.60	50.44
TOTALS:					
15-24	15.97	14.50	12.54	12.01	12.50
25-44	46.00	48.20	49.58	47.89	45.34
45-64	20.60	19.31	18.57	19.66	21.17
65+	17.43	17.99	19.31	20.44	20.99
ALL AGES 15+	100.00	100.00	100.00	100.00	100.00

Notes: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.
2.Percentage of total private renter households.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.2.1
NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,270,231	1,433,710	1,559,201	1,673,739
Eastern Ontario	164,475	195,935	223,384	243,251	260,622
Dundas	1,375	1,600	1,792	1,941	2,073
Frontenac	15,520	18,454	21,039	23,040	24,716
Glengarry	1,220	1,393	1,544	1,655	1,729
Grenville	2,215	2,495	2,795	3,020	3,215
Hastings	12,245	14,204	16,077	17,442	18,614
Lanark	4,300	5,001	5,669	6,184	6,662
Leeds	5,375	6,172	6,936	7,517	8,009
Lennox & Addington	2,590	2,954	3,300	3,570	3,787
Ottawa-Carleton (R.M.)	98,435	119,646	137,739	150,796	162,549
Prescott	2,735	3,214	3,692	4,060	4,368
Prince Edward	1,805	1,925	2,045	2,097	2,117
Renfrew	7,810	8,845	9,665	10,149	10,424
Russell	1,130	1,351	1,572	1,758	1,945
Stormont	7,720	8,680	9,519	10,021	10,414
Central Ontario	701,930	816,271	919,165	999,295	1,074,900
Brant	11,285	12,753	14,281	15,415	16,357
Dufferin	2,200	2,702	3,288	3,839	4,408
Durham (R.M.)	24,555	30,487	36,573	42,017	47,336
Haldimand-Norfolk (R.M.)	7,870	8,821	9,756	10,458	10,978
Haliburton	695	797	891	958	1,019
Halton (R.M.)	23,420	28,712	34,018	38,616	42,941
Hamilton-Wentworth (R.M.)	56,450	65,315	73,084	78,763	83,177
Muskoka (D.M.)	2,885	3,308	3,771	4,133	4,466
Niagara (R.M.)	35,415	40,243	44,827	48,104	50,573
Northumberland	5,725	6,513	7,329	7,903	8,389
Peel (R.M.)	47,980	63,921	80,225	95,669	111,521
Peterborough	10,375	11,789	13,208	14,241	15,071
Simcoe	19,710	23,560	27,754	31,173	34,380
Toronto (M.M.)	380,810	427,285	462,277	484,236	505,104
Victoria	3,740	4,536	5,380	6,135	6,858
Waterloo (R.M.)	39,930	48,093	56,265	63,280	69,609
Wellington	14,115	16,858	19,608	21,945	24,076
York (R.M.)	14,770	20,579	26,630	32,411	38,638
Southwestern Ontario	141,185	160,542	179,708	194,474	206,977
Bruce	4,355	5,163	5,914	6,536	7,152
Elgin	6,505	7,303	8,193	8,877	9,585
Essex	32,950	36,745	40,486	43,116	44,936
Grey	6,840	7,506	8,223	8,799	9,274
Huron	4,135	4,560	4,961	5,268	5,524
Kent	11,265	12,262	13,260	13,932	14,386
Lambton	12,350	14,445	16,259	17,712	18,879
Middlesex	48,345	56,490	64,663	71,243	77,144
Oxford	8,135	9,108	10,134	10,899	11,547
Perth	6,305	6,960	7,615	8,093	8,548
Northeastern Ontario	61,210	71,508	81,327	88,627	94,797
Algoma	14,065	17,226	19,975	22,276	24,232
Cochrane	10,730	12,716	14,497	15,893	17,224
Manitoulin	710	806	889	962	1,019
Nipissing	8,785	9,993	11,178	11,937	12,565
Parry Sound	2,280	2,599	2,978	3,269	3,533
Sudbury	20,295	23,401	26,689	28,971	30,692
Timiskaming	4,345	4,767	5,121	5,319	5,532
Northwestern Ontario	22,030	25,975	30,126	33,554	36,443
Kenora	4,845	5,852	6,978	7,998	8,932
Rainy River	1,710	1,935	2,124	2,243	2,321
Thunder Bay	15,475	18,188	21,024	23,312	25,190

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.2.2
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,270,231	1,433,710	1,559,201	1,674,316
Eastern Ontario	164,475	195,935	223,384	243,251	260,728
Dundas	1,375	1,600	1,792	1,941	2,073
Frontenac	15,520	18,454	21,039	23,040	24,726
Glengarry	1,220	1,393	1,544	1,655	1,730
Grenville	2,215	2,495	2,795	3,020	3,216
Hastings	12,245	14,204	16,077	17,442	18,621
Lanark	4,300	5,001	5,669	6,184	6,668
Leeds	5,375	6,172	6,936	7,517	8,013
Lennox & Addington	2,590	2,954	3,300	3,570	3,789
Ottawa-Carleton (R.M.)	98,435	119,646	137,739	150,796	162,625
Prescott	2,735	3,214	3,692	4,060	4,370
Prince Edward	1,805	1,925	2,045	2,097	2,117
Renfrew	7,810	8,845	9,665	10,149	10,421
Russell	1,130	1,351	1,572	1,758	1,946
Stormont	7,720	8,680	9,519	10,021	10,413
Central Ontario	701,930	816,271	919,165	999,295	1,075,272
Brant	11,285	12,753	14,281	15,415	16,363
Dufferin	2,200	2,702	3,288	3,839	4,413
Durham (R.M.)	24,555	30,487	36,573	42,017	47,378
Haldimand-Norfolk (R.M.)	7,870	8,821	9,756	10,458	10,980
Haliburton	695	797	891	958	1,020
Halton (R.M.)	23,420	28,712	34,018	38,616	42,967
Hamilton-Wentworth (R.M.)	56,450	65,315	73,084	78,763	83,197
Muskoka (D.M.)	2,885	3,308	3,771	4,133	4,470
Niagara (R.M.)	35,415	40,243	44,827	48,104	50,586
Northumberland	5,725	6,513	7,329	7,903	8,394
Peel (R.M.)	47,980	63,921	80,225	95,669	111,641
Peterborough	10,375	11,789	13,208	14,241	15,081
Simcoe	19,710	23,560	27,754	31,173	34,412
Toronto (M.M.)	380,810	427,285	462,277	484,236	505,065
Victoria	3,740	4,536	5.380	6.135	6.866
Waterloo (R.M.)	39,930	48,093	56,265	63,280	69,649
Wellington	14,115	16,858	19,608	21,945	24,093
York (R.M.)	14,770	20,579	26,630	32,411	38,695
Southwestern Ontario	141,185	160,542	179,708	194,474	207,046
Bruce	4,355	5,163	5,914	6,536	7,156
Elgin	6,505	7,303	8,193	8,877	9,589
Essex	32,950	36,745	40,486	43,116	44,937
Grey	6,840	7,506	8,223	8,799	9,280
Huron	4,135	4,560	4,961	5,268	5,525
Kent	11,265	12,262	13,260	13,932	14,385
Lambton	12,350	14,445	16,259	17,712	18,885
Middlesex	48,345	56,490	64,663	71,243	77,189
Oxford	8,135	9,108	10,134	10,899	11,551
Perth	6,305	6,960	7,615	8,093	8,549
Northeastern Ontario	61,210	71,508	81,327	88,627	94,810
Algoma	14,065	17,226	19,975	22,276	24,240
Cochrane	10,730	12,716	14,497	15,893	17,227
Manitoulin	710	806	889	962	1,019
Nipissing	8,785	9,993	11,178	11,937	12,566
Parry Sound	2,280	2,599	2,978	3,269	3,536
Sudbury	20,295	23,401	26,689	28,971	30,690
Timiskaming	4,345	4,767	5,121	5,319	5,531
Northwestern Ontario	22,030	25,975	30,126	33,554	36,461
Kenora	4,845	5,852	6,978	7,998	8,937
Rainy River	1.710	1,935	2,124	2,243	2,320
Thunder Bay	15,475	18,188	21,024	23,312	25,203

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.2.3
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,270,231	1,433,710	1,559,201	1,676,452
Eastern Ontario	164,475	195,935	223,384	243,251	261,019
Dundas	1,375	1,600	1,792	1,941	2,076
Frontenac	15,520	18,454	21,039	23,040	24,752
Glengarry	1,220	1,393	1,544	1,655	1,732
Grenville	2,215	2,495	2,795	3,020	3,219
Hastings	12,245	14,204	16,077	17,442	18,640
Lanark	4,300	5,001	5,669	6,184	6,671
Leeds	5,375	6,172	6,936	7,517	8,021
Lennox & Addington	2,590	2,954	3,300	3,570	3,793
Ottawa-Carleton (R.M.)	98,435	119,646	137,739	150,796	162,802
Prescott	2,735	3,214	3,692	4,060	4,374
Prince Edward	1,805	1,925	2,045	2,097	2,119
Renfrew	7,810	8,845	9,665	10,149	10,440
Russell	1,130	1,351	1,572	1,758	1,948
Stormont	7,720	8,680	9,519	10,021	10,431
Central Ontario	701,930	816,271	919,165	999,295	1,076,645
Brant	11,285	12,753	14,281	15,415	16,382
Dufferin	2,200	2,702	3,288	3,839	4,414
Durham (R.M.)	24,555	30,487	36,573	42,017	47,405
Haldimand-Norfolk (R.M.)	7,870	8,821	9,756	10,458	10,992
Haliburton	695	797	891	958	1,020
Halton (R.M.)	23,420	28,712	34,018	38,616	42,992
Hamilton-Wentworth (R.M.)	56,450	65,315	73,084	78,763	83,309
Muskoka (D.M.)	2,885	3,308	3,771	4,133	4,472
Niagara (R.M.)	35,415	40,243	44,827	48,104	50,644
Northumberland	5,725	6,513	7,329	7,903	8,400
Peel (R.M.)	47,980	63,921	80,225	95,669	111,671
Peterborough	10,375	11,789	13,208	14,241	15,091
Simcoe	19,710	23,560	27,754	31,173	34,425
Toronto (M.M.)	380,810	427.285	462.277	484,236	506,037
Victoria	3,740	4,536	5,380	6,135	6,867
Waterloo (R.M.)	39,930	48,093	56,265	63,280	69,710
Wellington	14,115	16,858	19,608	21,945	24,111
York (R.M.)	14,770	20,579	26,630	32,411	38,702
Southwestern Ontario	141,185	160,542	179,708	194,474	207,299
Bruce	4,355	5,163	5,914	6,536	7,165
Elgin	6,505	7,303	8,193	8,877	9,605
Essex	32,950	36,745	40,486	43,116	45,002
Grey	6,840	7,506	8,223	8,799	9,288
Huron	4,135	4,560	4,961	5,268	5,533
Kent	11,265	12,262	13,260	13,932	14,409
Lambton	12,350	14,445	16,259	17,712	18,909
Middlesex	48,345	56,490	64,663	71,243	77,258
Oxford	8,135	9,108	10,134	10,899	11,565
Perth	6,305	6,960	7,615	8,093	8,566
Northeastern Ontario	61,210	71,508	81,327	88,627	94,980
Algoma	14,065	17,226	19,975	22,276	24,279
Cochrane	10,730	12,716	14,497	15,893	17,267
Manitoulin	710	806	889	962	1,020
Nipissing	8,785	9,993	11,178	11,937	12,587
Parry Sound	2,280	2,599	2,978	3,269	3,538
Sudbury	20,295	23,401	26,689	28,971	30,745
Timiskaming	4,345	4,767	5,121	5,319	5,544
Northwestern Ontario	22,030	25,975	30,126	33,554	36,508
Kenora	4,845	5,852	6,978	7,998	8,950
Rainy River	1,710	1,935	2,124	2,243	2,325
Thunder Bay	15,475	18,188	21,024	23,312	25,234

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.2.4
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090.830	1,268,794	1,424,741	1,540,105	1,643,727
Eastern Ontario	164,475	195,650	221,678	239,990	256,022
Dundas	1,375	1,598	1,777	1,908	2,022
Frontenac	15,520	18,431	20,911	22,774	24,312
Glengarry	1,220	1,392	1,541	1,649	1,720
Grenville	2,215	2,494	2,788	3,005	3,190
Hastings	12,245	14,188	15,986	17,260	18,341
Lanark	4,300	5,000	5,652	6,144	6,601
Leeds	5,375	6,169	6,919	7,479	7,954
Lennox & Addington	2,590	2,953	3,290	3,549	3,754
Ottawa-Carleton (R.M.)	98,435	119,439	136,485	148,480	159,379
Prescott	2,735	3,212	3,681	4,036	4,331
Prince Edward	1,805	1,924	2,041	2,088	2,104
Renfrew	7,810	8,833	9,589	9,990	10,181
Russell	1,130	1,350	1,566	1,745	1,924
Stormont	7,720	8,668	9,452	9,884	10,208
Central Ontario	701,930	815,284	912,906	985,583	1,052,709
Brant	11,285	12,745	14,233	15,313	16,198
Dufferin	2,200	2,700	3,278	3,815	4,371
Durham (R.M.)	24,555	30,473	36,476	41,799	46,993
Haldimand-Norfolk (R.M.)	7,870	8,819	9,739	10,422	10,926
Haliburton	695	797	890	956	1,016
Halton (R.M.)	23,420	28,677	33,816	38,196	42,306
Hamilton-Wentworth (R.M.)	56,450	65,249	72,670	77,886	81,806
Muskoka (D.M.)	2,885	3,306	3,761	4,112	4,432
Niagara (R.M.)	35,415	40,214	44,655	47,741	50,013
Northumberland	5,725	6,510	7,315	7,874	8,344
Peel (R.M.)	47,980	63,825	79,624	94,372	109,460
Peterborough	10,375	11,785	13,182	14,186	14,987
Simcoe	19,710	23,551	27,688	31,028	34,147
Toronto (M.M.)	380,810	426,653	458,231	475,269	490,349
Victoria	3,740	4,536	5,374	6,119	6,831
Waterloo (R.M.)	39,930	48,041	55,932	62,568	68,487
Wellington	14,115	16,847	19,534	21,788	23,828
York (R.M.)	14,770	20,558	26,507	32,139	38,217
Southwestern Ontario	141,185	160,418	178,924	192,815	204,419
Bruce	4,355	5,162	5,903	6,512	7,120
Elgin	6,505	7,301	8,172	8,832	9,519
Essex	32,950	36,708	40,265	42,652	44,217
Grey	6,840	7,505	8,210	8,769	9,231
Huron	4,135	4,558	4,950	5,247	5,493
Kent	11,265	12,256	13,219	13,845	14,258
Lambton	12,350	14,438	16,202	17,594	18,699
Middlesex	48,345	56,431	64,303	70,477	75,942
Oxford	8,135	9,103	10,104	10,834	11,452
Perth	6,305	6,957	7,596	8,051	8,489
Northeastern Ontario	61,210	71,479	81,182	88,323	94,374
Algoma	14,065	17,216	19,936	22,194	24,113
Cochrane	10,730	12,712	14,476	15,848	17,169
Manitoulin	710	806	888	960	1,018
Nipissing	8,785	9,990	11,159	11,900	12,517
Parry Sound	2,280	2,597	2,970	3,250	3,502
Sudbury	20,295	23,393	26,638	28,867	30,539
Timiskaming	4,345	4,765	5,115	5,305	5,515
Northwestern Ontario	22,030	25,963	30,052	33,393	36,202
Kenora	4,845	5,852	6,972	7,983	8,915
Rainy River	1,710	1,934	2,119	2,233	2,308
Thunder Bay	15,475	18,177	20,961	23,177	24,979

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.2.5
NUMBER OF RENTER HOUSEHOLDS
BY REGION/COUNTY, ONTARIO, 1981-2001;
MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981	1986	1991	1996	2001
Ontario Total	1,090,830	1,273,123	1,446,406	1,585,139	1,715,646
Eastern Ontario	164,475	196,513	225,820	247,718	267,095
Dundas	1,375	1,605	1,814	1,986	2,143
Frontenac	15,520	18,499	21,226	23,405	25,285
Glengarry	1,220	1,394	1,548	1,662	1,742
Grenville	2,215	2,498	2,806	3,042	3,250
Hastings	12,245	14,235	16,205	17,689	18,997
Lanark	4,300	5,007	5,695	6,237	6,753
Leeds	5,375	6,178	6,961	7,567	8,094
Lennox & Addington	2,590	2,958	3,314	3,599	3,835
Ottawa-Carleton (R.M.)	98,435	120,066	139,527	153,976	167,003
Prescott	2,735	3,218	3,708	4,092	4,420
Prince Edward	1,805	1,926	2,052	2,110	2,139
Renfrew	7,810	8,873	9,772	10,365	10,758
Russell	1,130	1,353	1,580	1,777	1,974
Stormont	7,720	8,704	9,613	10,210	10,702
Central Ontario	701,930	818,251	928,000	1,017,885	1,105,640
Brant	11,285	12,769	14,349	15,555	16,585
Dufferin	2,200	2,705	3,302	3,870	4,462
Durham (R.M.)	24,555	30,519	36,712	42,313	47,844
Haldimand-Norfolk (R.M.)	7,870	8,826	9,780	10,505	11,056
Haliburton	695	797	891	959	1,022
Halton (R.M.)	23,420	28,783	34,308	39,191	43,829
Hamilton-Wentworth (R.M.)	56,450	65,450	73,669	79,955	85,094
Muskoka (D.M.)	2,885	3,311	3,784	4,163	4,516
Niagara (R.M.)	35,415	40,299	45,070	48,598	51,368
Northumberland	5,725	6,518	7,348	7,944	8,457
Peel (R.M.)	47,980	64,115	81,084	97,446	114,394
Peterborough	10,375	11,797	13,245	14,318	15,200
Simcoe	19,710	23,581	27,849	31,373	34,722
Toronto (M.M.)	380,810	428,545	467,962	496,352	525,328
Victoria	3,740	4,537	5,389	6,156	6,900
Waterloo (R.M.)	39,930	48,200	56,734	64,245	71,100
Wellington	14,115	16,882	19,711	22,159	24,433
York (R.M.)	14,770	20,620	26,810	32,783	39,251
Southwestern Ontario	141,185	160,802	180,819	196,728	210,619
Bruce	4,355	5,166	5,927	6,565	7,205
Elgin	6,505	7,312	8,223	8,938	9,687
Essex	32,950	36,819	40,801	43,748	45,939
Grey	6,840	7,512	8,242	8,839	9,340
Huron	4,135	4,562	4,975	5,297	5,572
Kent	11,265	12,277	13,319	14,050	14,572
Lambton	12,350	14,464	16,338	17,873	19,143
Middlesex	48,345	56,606	65,175	72,287	78,832
Oxford	8,135	9,118	10,176	10,983	11,688
Perth	6,305	6,967	7,643	8,148	8,640
Northeastern Ontario	61,210	71,560	81,537	89,037	95,482
Algoma	14,065	17,242	20,034	22,391	24,422
Cochrane	10,730	12,723	14,528	15,952	17,326
Manitoulin	710	806	889	963	1,021
Nipissing	8,785	9,999	11,201	11,985	12,647
Parry Sound	2,280	2,601	2,990	3,294	3,578
Sudbury	20,295	23,419	26,762	29,115	30,927
Timiskaming	4,345	4,770	5,133	5,337	5,562
Northwestern Ontario	22,030	25,997	30,230	33,771	36,810
Kenora	4,845	5,854	6,987	8,017	8,968
Rainy River	1,710	1,936	2,131	2,257	2,343
Thunder Bay	15,475	18,207	21,113	23,498	25,499

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.3.1
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.09	2.45	1.69	1.43
Eastern Ontario	3.56	2.66	1.72	1.39
Dundas	3.08	2.30	1.61	1.32
Frontenac	3.52	2.66	1.83	1.41
Glengarry	2.68	2.08	1.40	0.88
Grenville	2.41	2.30	1.56	1.26
Hastings	3.01	2.51	1.64	1.31
Lanark	3.07	2.54	1.76	1.50
Leeds	2.81	2.36	1.62	1.28
Lennox & Addington	2.67	2.24	1.59	1.19
Ottawa-Carleton (R.M.)	3.98	2.86	1.83	1.51
Prescott	3.28	2.81	1.92	1.47
Prince Edward	1.30	1.22	0.50	0.19
Renfrew	2.52	1.79	0.98	0.54
Russell	3.63	3.08	2.27	2.03
Stormont	2.37	1.86	1.03	0.77
Central Ontario	3.06	2.40	1.69	1.47
Brant	2.48	2.29	1.54	1.19
Dufferin	4.19	4.01	3.14	2.80
Durham (R.M.)	4.42	3.71	2.81	2.41
Haldimand-Norfolk (R.M.)	2.31	2.04	1.40	0.98
Haliburton	2.77	2.26	1.46	1.24
Halton (R.M.)	4.16	3.45	2.57	2.15
Hamilton-Wentworth (R.M.)	2.96	2.27	1.51	1.10
Muskoka (D.M.)	2.77	2.66	1.85	1.56
Niagara (R.M.)	2.59	2.18	1.42	1.01
Northumberland	2.61	2.39	1.52	1.20
Peel (R.M.)	5.90	4.65	3.58	3.11
Peterborough	2.59	2.30	1.52	1.14
Simcoe	3.63	3.33	2.35	1.98
Toronto (M.M.)	2.33	1.59	0.93	0.85
Victoria	3.94	3.47	2.66	2.25
Waterloo (R.M.)	3.79	3.19	2.38	1.92
Wellington	3.62	3.07	2.28	1.87
York (R.M.)	6.86	5.29	4.01	3.58
Southwestern Ontario	2.60	2.28	1.59	1.25
Bruce	3.46	2.75	2.02	1.82
Elgin	2.34	2.32	1.62	1.55
Essex	2.20	1.96	1.27	0.83
Grey	1.88	1.84	1.36	1.06
Huron	1.98	1.70	1.21	0.95
Kent	1.71	1.58	0.99	0.64
Lambton	3.18	2.39	1.73	1.28
Middlesex	3.16	2.74	1.96	1.60
Oxford	2.29	2.16	1.47	1.16
Perth	2.00	1.82	1.22	1.10
Northeastern Ontario	3.16	2.61	1.73	1.36
Algoma	4.14	3.01	2.20	1.70
Cochrane	3.45	2.66	1.86	1.62
Manitoulin	2.57	1.97	1.59	1.16
Nipissing	2.61	2.27	1.32	1.03
Parry Sound	2.65	2.76	1.88	1.57
Sudbury	2.89	2.66	1.65	1.16
Timiskaming	1.87	1.44	0.76	0.79
Northwestern Ontario	3.35	3.01	2.18	1.67
Kenora	3.85	3.58	2.76	2.23
Rainy River	2.50	1.88	1.10	0.68
Thunder Bay	3.28	2.94	2.09	1.56

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.3.2
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001
MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.09	2.45	1.69	1.43
Eastern Ontario	3.56	2.66	1.72	1.40
Dundas	3.08	2.30	1.61	1.33
Frontenac	3.52	2.66	1.83	1.42
Glengarry	2.68	2.08	1.40	0.89
Grenville	2.41	2.30	1.56	1.27
Hastings	3.01	2.51	1.64	1.32
Lanark	3.07	2.54	1.76	1.52
Leeds	2.81	2.36	1.62	1.29
Lennox & Addington	2.67	2.24	1.59	1.20
Ottawa-Carleton (R.M.)	3.98	2.86	1.83	1.52
Prescott	3.28	2.81	1.92	1.48
Prince Edward	1.30	1.22	0.50	0.19
Renfrew	2.52	1.79	0.98	0.53
Russell	3.63	3.08	2.27	2.05
Stormont	2.37	1.86	1.03	0.77
Central Ontario	3.06	2.40	1.69	1.48
Brant	2.48	2.29	1.54	1.20
Dufferin	4.19	4.01	3.14	2.83
Durham (R.M.)	4.42	3.71	2.81	2.43
Haldimand-Norfolk (R.M.)	2.31	2.04	1.40	0.98
Haliburton	2.77	2.26	1.46	1.26
Halton (R.M.)	4.16	3.45	2.57	2.16
Hamilton-Wentworth (R.M.)	2.96	2.27	1.51	1.10
Muskoka (D.M.)	2.77	2.66	1.85	1.58
Niagara (R.M.)	2.59	2.18	1.42	1.01
Northumberland	2.61	2.39	1.52	1.21
Peel (R.M.)	5.90	4.65	3.58	3.14
Peterborough	2.59	2.30	1.52	1.15
Simcoe	3.63	3.33	2.35	2.00
Toronto (M.M.)	2.33	1.59	0.93	0.85
Victoria	3.94	3.47	2.66	2.28
Waterloo (R.M.)	3.79	3.19	2.38	1.94
Wellington	3.62	3.07	2.28	1.88
York (R.M.)	6.86	5.29	4.01	3.61
Southwestern Ontario	2.60	2.28	1.59	1.26
Bruce	3.46	2.75	2.02	1.83
Elgin	2.34	2.32	1.62	1.56
Essex	2.20	1.96	1.27	0.83
Grey	1.88	1.84	1.36	1.07
Huron	1.98	1.70	1.21	0.96
Kent	1.71	1.58	0.99	0.64
Lambton	3.18	2.39	1.73	1.29
Middlesex	3.16	2.74	1.96	1.62
Oxford	2.29	2.16	1.47	1.17
Perth	2.00	1.82	1.22	1.10
Northeastern Ontario	3.16	2.61	1.73	1.36
Algoma	4.14	3.01	2.20	1.70
Cochrane	3.45	2.66	1.86	1.63
Manitoulin	2.57	1.97	1.59	1.17
Nipissing	2.61	2.27	1.32	1.03
Parry Sound	2.65	2.76	1.88	1.59
Sudbury	2.89	2.66	1.65	1.16
Timiskaming	1.87	1.44	0.76	0.79
Northwestern Ontario	3.35	3.01	2.18	1.68
Kenora	3.85	3.58	2.76	2.25
Rainy River	2.50	1.88	1.10	0.68
Thunder Bay	3.28	2.94	2.09	1.57

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.3.3
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.09	2.45	1.69	1.46
Eastern Ontario	3.56	2.66	1.72	1.42
Dundas	3.08	2.30	1.61	1.35
Frontenac	3.52	2.66	1.83	1.44
Glengarry	2.68	2.08	1.40	0.92
Grenville	2.41	2.30	1.56	1.28
Hastings	3.01	2.51	1.64	1.34
Lanark	3.07	2.54	1.76	1.53
Leeds	2.81	2.36	1.62	1.31
Lennox & Addington	2.67	2.24	1.59	1.22
Ottawa-Carleton (R.M.)	3.98	2.86	1.83	1.54
Prescott	3.28	2.81	1.92	1.50
Prince Edward	1.30	1.22	0.50	0.21
Renfrew	2.52	1.79	0.98	0.57
Russell	3.63	3.08	2.27	2.07
Stormont	2.37	1.86	1.03	0.81
Central Ontario	3.06	2.40	1.69	1.50
Brant	2.48	2.29	1.54	1.22
Dufferin	4.19	4.01	3.14	2.83
Durham (R.M.)	4.42	3.71	2.81	2.44
Haldimand-Norfolk (R.M.)	2.31	2.04	1.40	1.00
Haliburton	2.77	2.26	1.46	1.26
Halton (R.M.)	4.16	3.45	2.57	2.17
Hamilton-Wentworth (R.M.)	2.96	2.27	1.51	1.13
Muskoka (D.M.)	2.77	2.66	1.85	1.59
Niagara (R.M.)	2.59	2.18	1.42	1.03
Northumberland	2.61	2.39	1.52	1.23
Peel (R.M.)	5.90	4.65	3.58	3.14
Peterborough	2.59	2.30	1.52	1.17
Simcoe	3.63	3.33	2.35	2.00
Toronto (M.M.)	2.33	1.59	0.93	0.88
Victoria	3.94	3.47	2.66	2.28
Waterloo (R.M.)	3.79	3.19	2.38	1.95
Wellington	3.62	3.07	2.28	1.90
York (R.M.)	6.86	5.29	4.01	3.61
Southwestern Ontario	2.60	2.28	1.59	1.29
Bruce	3.46	2.75	2.02	1.86
Elgin	2.34	2.32	1.62	1.59
Essex	2.20	1.96	1.27	0.86
Grey	1.88	1.84	1.36	1.09
Huron	1.98	1.70	1.21	0.98
Kent	1.71	1.58	0.99	0.68
Lambton	3.18	2.39	1.73	1.32
Middlesex	3.16	2.74	1.96	1.63
Oxford	2.29	2.16	1.47	1.19
Perth	2.00	1.82	1.22	1.14
Northeastern Ontario	3.16	2.61	1.73	1.39
Algoma	4.14	3.01	2.20	1.74
Cochrane	3.45	2.66	1.86	1.67
Manitoulin	2.57	1.97	1.59	1.19
Nipissing	2.61	2.27	1.32	1.07
Parry Sound	2.65	2.76	1.88	1.59
Sudbury	2.89	2.66	1.65	1.20
Timiskaming	1.87	1.44	0.76	0.83
Northwestern Ontario	3.35	3.01	2.18	1.70
Kenora	3.85	3.58	2.76	2.27
Rainy River	2.50	1.88	1.10	0.72
Thunder Bay	3.28	2.94	2.09	1.60

Note: 1. Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.3.4
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.07	2.35	1.57	1.31
Eastern Ontario	3.53	2.53	1.60	1.30
Dundas	3.05	2.16	1.43	1.16
Frontenac	3.50	2.56	1.72	1.32
Glengarry	2.67	2.05	1.36	0.85
Grenville	2.40	2.25	1.51	1.20
Hastings	2.99	2.41	1.55	1.22
Lanark	3.06	2.48	1.68	1.45
Leeds	2.79	2.32	1.57	1.24
Lennox & Addington	2.66	2.18	1.53	1.13
Ottawa-Carleton (R.M.)	3.94	2.70	1.70	1.43
Prescott	3.27	2.76	1.86	1.42
Prince Edward	1.29	1.18	0.46	0.15
Renfrew	2.49	1.66	0.82	0.38
Russell	3.61	3.02	2.19	1.97
Stormont	2.34	1.75	0.90	0.65
Central Ontario	3.04	2.29	1.54	1.33
Brant	2.46	2.23	1.47	1.13
Dufferin	4.18	3.96	3.08	2.75
Durham (R.M.)	4.41	3.66	2.76	2.37
Haldimand-Norfolk (R.M.)	2.30	2.01	1.36	0.95
Haliburton	2.77	2.25	1.44	1.23
Halton (R.M.)	4.13	3.35	2.47	2.06
Hamilton-Wentworth (R.M.)	2.94	2.18	1.40	0.99
Muskoka (D.M.)	2.76	2.61	1.80	1.51
Niagara (R.M.)	2.57	2.12	1.35	0.93
Northumberland	2.60	2.36	1.48	1.17
Peel (R.M.)	5.87	4.52	3.46	3.01
Peterborough	2.58	2.27	1.48	1.10
Simcoe	3.62	3.29	2.30	1.93
Toronto (M.M.)	2.30	1.44	0.73	0.63
Victoria	3.93	3.45	2.63	2.23
Waterloo (R.M.)	3.77	3.09	2.27	1.82
Wellington	3.60	3.00	2.21	1.81
York (R.M.)	6.84	5.21	3.93	3.52
Southwestern Ontario	2.59	2.21	1.51	1.18
Bruce	3.46	2.72	1.98	1.80
Elgin	2.34	2.28	1.56	1.51
Essex	2.18	1.87	1.16	0.72
Grey	1.87	1.81	1.33	1.03
Huron	1.97	1.66	1.17	0.92
Kent	1.70	1.52	0.93	0.59
Lambton	3.17	2.33	1.66	1.23
Middlesex	3.14	2.65	1.85	1.50
Oxford	2.27	2.11	1.41	1.11
Perth	1.99	1.77	1.17	1.06
Northeastern Ontario	3.15	2.58	1.70	1.33
Algoma	4.13	2.98	2.17	1.67
Cochrane	3.45	2.63	1.83	1.61
Manitoulin	2.57	1.96	1.56	1.18
Nipissing	2.60	2.24	1.29	1.02
Parry Sound	2.64	2.72	1.82	1.51
Sudbury	2.88	2.63	1.62	1.13
Timiskaming	1.86	1.43	0.73	0.78
Northwestern Ontario	3.34	2.97	2.13	1.63
Kenora	3.85	3.56	2.75	2.23
Rainy River	2.49	1.84	1.05	0.66
Thunder Bay	3.27	2.89	2.03	1.51

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.3.5
AVERAGE ANNUAL CHANGE IN THE NUMBER OF RENTER HOUSEHOLDS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)
(Percentage)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	3.14	2.59	1.85	1.59
Eastern Ontario	3.62	2.82	1.87	1.52
Dundas	3.15	2.48	1.82	1.54
Frontenac	3.57	2.79	1.97	1.56
Glengarry	2.70	2.12	1.44	0.94
Grenville	2.43	2.35	1.63	1.33
Hastings	3.06	2.63	1.77	1.44
Lanark	3.09	2.61	1.84	1.60
Leeds	2.83	2.41	1.68	1.36
Lennox & Addington	2.69	2.30	1.67	1.27
Ottawa-Carleton (R.M.)	4.05	3.05	1.99	1.64
Prescott	3.30	2.88	1.99	1.56
Prince Edward	1.31	1.28	0.56	0.27
Renfrew	2.58	1.95	1.19	0.75
Russell	3.66	3.15	2.38	2.13
Stormont	2.43	2.01	1.21	0.95
Central Ontario	3.11	2.55	1.87	1.67
Brant	2.50	2.36	1.63	1.29
Dufferin	4.22	4.07	3.23	2.89
Durham (R.M.)	4.44	3.76	2.88	2.49
Haldimand-Norfolk (R.M.)	2.32	2.07	1.44	1.03
Haliburton	2.77	2.26	1.49	1.28
Halton (R.M.)	4.21	3.57	2.70	2.26
Hamilton-Wentworth (R.M.)	3.00	2.39	1.65	1.25
Muskoka (D.M.)	2.79	2.71	1.92	1.64
Niagara (R.M.)	2.62	2.26	1.52	1.11
Northumberland	2.63	2.43	1.57	1.26
Peel (R.M.)	5.97	4.81	3.74	3.26
Peterborough	2.60	2.34	1.57	1.20
Simcoe	3.65	3.38	2.41	2.05
Toronto (M.M.)	2.39	1.78	1.18	1.14
Victoria	3.94	3.50	2.70	2.31
Waterloo (R.M.)	3.84	3.31	2.52	2.07
Wellington	3.64	3.15	2.37	1.97
York (R.M.)	6.90	5.39	4.10	3.67
Southwestern Ontario	2.64	2.37	1.70	1.37
Bruce	3.47	2.79	2.06	1.88
Elgin	2.37	2.38	1.68	1.62
Essex	2.25	2.07	1.40	0.98
Grey	1.89	1.87	1.41	1.11
Huron	1.99	1.75	1.26	1.02
Kent	1.73	1.64	1.07	0.73
Lambton	3.21	2.47	1.81	1.38
Middlesex	3.21	2.86	2.09	1.75
Oxford	2.31	2.22	1.54	1.25
Perth	2.02	1.87	1.29	1.18
Northeastern Ontario	3.17	2.64	1.78	1.41
Algoma	4.16	3.05	2.25	1.75
Cochrane	3.47	2.69	1.89	1.67
Manitoulin	2.58	1.98	1.60	1.19
Nipissing	2.62	2.30	1.36	1.08
Parry Sound	2.67	2.83	1.96	1.66
Sudbury	2.91	2.70	1.70	1.21
Timiskaming	1.88	1.48	0.79	0.83
Northwestern Ontario	3.37	3.06	2.24	1.74
Kenora	3.85	3.60	2.79	2.27
Rainy River	2.52	1.93	1.16	0.75
Thunder Bay	3.31	3.01	2.16	1.65

Note: 1.Assuming that 1961-1981 changes in overall headship rates continue through 2001 and that the tenure split by age and sex remains constant at 1981 levels.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.4.1
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; LOW FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	35,880	32,696	25,098	22,907
Eastern Ontario	6,292	5,490	3,973	3,474
Dundas	45	38	30	26
Frontenac	587	517	400	335
Glengarry	35	30	22	15
Grenville	56	60	45	39
Hastings	392	374	273	234
Lanark	140	134	103	95
Leeds	159	153	116	99
Lennox & Addington	73	69	54	43
Ottawa-Carleton (R.M.)	4,242	3,619	2,612	2,350
Prescott	96	95	74	62
Prince Edward	24	24	10	4
Renfrew	207	164	97	55
Russell	44	44	37	37
Stormont	192	168	100	79
Central Ontario	22,868	20,579	16,026	15,121
Brant	294	306	227	188
Dufferin	100	117	110	114
Durham (R.M.)	1,186	1,217	1,089	1,064
Haldimand-Norfolk (R.M.)	190	187	140	104
Haliburton	20	19	13	12
Halton (R.M.)	1,058	1,061	920	865
Hamilton-Wentworth (R.M.)	1,773	1,554	1,136	883
Muskoka (D.M.)	85	93	72	67
Niagara (R.M.)	966	917	655	494
Northumberland	158	163	115	97
Peel (R.M.)	3,188	3,261	3,089	3,170
Peterborough	283	284	207	166
Simcoe	770	839	684	642
Toronto (M.M.)	9,295	6,998	4,392	4,174
Victoria	159	169	151	145
Waterloo (R.M.)	1,633	1,634	1,403	1,266
Wellington	549	550	467	426
York (R.M.)	1,162	1,210	1,156	1,245
Southwestern Ontario	3,871	3,833	2,953	2,501
Bruce	162	150	124	123
Elgin	160	178	137	142
Essex	759	748	526	364
Grey	133	143	115	95
Huron	85	80	62	51
Kent	199	200	134	91
Lambton	419	363	291	233
Middlesex	1,629	1,635	1,316	1,180
Oxford	195	205	153	130
Perth	131	131	96	91
Northeastern Ontario	2,060	1,964	1,460	1,234
Algoma	632	550	460	391
Cochrane	397	356	279	266
Manitoulin	19	17	15	11
Nipissing	242	237	152	126
Parry Sound	64	76	58	53
Sudbury	621	658	456	344
Timiskaming	84	71	40	43
Northwestern Ontario	789	830	685	578
Kenora	201	225	204	187
Rainy River	45	38	24	15
Thunder Bay	543	567	458	376

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.4.2
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES (1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	35,880	32,696	25,098	23,023
Eastern Ontario	6,292	5,490	3,973	3,495
Dundas	45	38	30	26
Frontenac	587	517	400	337
Glengarry	35	30	22	15
Grenville	56	60	45	39
Hastings	392	374	273	236
Lanark	140	134	103	97
Leeds	159	153	116	99
Lennox & Addington	73	69	54	44
Ottawa-Carleton (R.M.)	4,242	3,619	2,612	2,366
Prescott	96	95	74	62
Prince Edward	24	24	10	4
Renfrew	207	164	97	54
Russell	44	44	37	37
Stormont	192	168	100	78
Central Ontario	22,868	20,579	16,026	15,195
Brant	294	306	227	190
Dufferin	100	117	110	115
Durham (R.M.)	1,186	1,217	1,089	1,072
Haldimand-Norfolk (R.M.)	190	187	140	104
Haliburton	20	19	13	12
Halton (R.M.)	1,058	1,061	920	870
Hamilton-Wentworth (R.M.)	1,773	1,554	1,136	887
Muskoka (D.M.)	85	93	72	67
Niagara (R.M.)	966	917	655	496
Northumberland	158	163	115	98
Peel (R.M.)	3,188	3,261	3,089	3,194
Peterborough	283	284	207	168
Simcoe	770	839	684	648
Toronto (M.M.)	9,295	6,998	4,392	4,166
Victoria	159	169	151	146
Waterloo (R.M.)	1,633	1,634	1,403	1,274
Wellington	549	550	467	430
York (R.M.)	1,162	1,210	1,156	1,257
Southwestern Ontario	3,871	3,833	2,953	2,514
Bruce	162	150	124	124
Elgin	160	178	137	143
Essex	759	748	526	364
Grey	133	143	115	96
Huron	85	80	62	51
Kent	199	200	134	91
Lambton	419	363	291	235
Middlesex	1,629	1,635	1,316	1,189
Oxford	195	205	153	130
Perth	131	131	96	91
Northeastern Ontario	2,060	1,964	1,460	1,237
Algoma	632	550	460	393
Cochrane	397	356	279	267
Manitoulin	19	17	15	11
Nipissing	242	237	152	126
Parry Sound	64	76	58	53
Sudbury	621	658	456	344
Timiskaming	84	71	40	42
Northwestern Ontario	789	830	685	581
Kenora	201	225	204	188
Rainy River	45	38	24	15
Thunder Bay	543	567	458	378

Note: 1.Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.4.3
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; HIGH FERTILITY, MEDIUM MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	35,880	32,696	25,098	23,450
Eastern Ontario	6,292	5,490	3,973	3,554
Dundas	45	38	30	27
Frontenac	587	517	400	342
Glengarry	35	30	22	15
Grenville	56	60	45	40
Hastings	392	374	273	240
Lanark	140	134	103	97
Leeds	159	153	116	101
Lennox & Addington	73	69	54	44
Ottawa-Carleton (R.M.)	4,242	3,619	2,612	2,401
Prescott	96	95	74	63
Prince Edward	24	24	10	4
Renfrew	207	164	97	58
Russell	44	44	37	38
Stormont	192	168	100	82
Central Ontario	22,868	20,579	16,026	15,470
Brant	294	306	227	193
Dufferin	100	117	110	115
Durham (R.M.)	1,186	1,217	1,089	1,078
Haldimand-Norfolk (R.M.)	190	187	140	107
Haliburton	20	19	13	12
Halton (R.M.)	1,058	1,061	920	875
Hamilton-Wentworth (R.M.)	1,773	1,554	1,136	909
Muskoka (D.M.)	85	93	72	68
Niagara (R.M.)	966	917	655	508
Northumberland	158	163	115	99
Peel (R.M.)	3,188	3,261	3,089	3,200
Peterborough	283	284	207	170
Simcoe	770	839	684	650
Toronto (M.M.)	9,295	6,998	4,392	4,360
Victoria	159	169	151	146
Waterloo (R.M.)	1,633	1,634	1,403	1,286
Wellington	549	550	467	433
York (R.M.)	1,162	1,210	1,156	1,258
Southwestern Ontario	3,871	3,833	2,953	2,565
Bruce	162	150	124	126
Elgin	160	178	137	146
Essex	759	748	526	377
Grey	133	143	115	98
Huron	85	80	62	53
Kent	199	200	134	95
Lambton	419	363	291	239
Middlesex	1,629	1,635	1,316	1,203
Oxford	195	205	153	133
Perth	131	131	96	95
Northeastern Ontario	2,060	1,964	1,460	1,271
Algoma	632	550	460	401
Cochrane	397	356	279	275
Manitoulin	19	17	15	12
Nipissing	242	237	152	130
Parry Sound	64	76	58	54
Sudbury	621	658	456	355
Timiskaming	84	71	40	45
Northwestern Ontario	789	830	685	591
Kenora	201	225	204	190
Rainy River	45	38	24	16
Thunder Bay	543	567	458	384

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.4.4

PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, LOW MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	35,593	31,189	23,073	20,724
Eastern Ontario	6,235	5,205	3,663	3,206
Dundas	45	36	26	23
Frontenac	582	496	373	308
Glengarry	34	30	22	14
Grenville	56	59	43	37
Hastings	389	360	255	216
Lanark	140	130	98	92
Leeds	159	150	112	95
Lennox & Addington	73	67	52	41
Ottawa-Carleton (R.M.)	4,201	3,409	2,399	2,180
Prescott	95	94	71	59
Prince Edward	24	23	9	3
Renfrew	205	151	80	38
Russell	44	43	36	36
Stormont	190	157	86	65
Central Ontario	22,671	19,524	14,535	13,425
Brant	292	298	216	177
Dufferin	100	116	108	111
Durham (R.M.)	1,184	1,201	1,065	1,039
Haldimand-Norfolk (R.M.)	190	184	136	101
Haliburton	20	19	13	12
Halton (R.M.)	1,051	1,028	876	822
Hamilton-Wentworth (R.M.)	1,760	1,484	1,043	784
Muskoka (D.M.)	84	91	70	64
Niagara (R.M.)	960	888	617	454
Northumberland	157	161	112	94
Peel (R.M.)	3,169	3,160	2,950	3,018
Peterborough	282	280	201	160
Simcoe	768	827	668	624
Toronto (M.M.)	9,169	6,316	3,408	3,016
Victoria	159	168	149	143
Waterloo (R.M.)	1,622	1,578	1,327	1,184
Wellington	546	538	451	408
York (R.M.)	1,158	1,190	1,126	1,215
Southwestern Ontario	3,847	3,701	2,778	2,321
Bruce	161	148	122	121
Elgin	159	174	132	137
Essex	752	711	478	313
Grey	133	141	112	92
Huron	85	78	59	49
Kent	198	193	125	83
Lambton	418	353	278	221
Middlesex	1,617	1,574	1,235	1,093
Oxford	194	200	146	124
Perth	130	128	91	87
Northeastern Ontario	2,054	1,941	1,428	1,210
Algoma	630	544	452	384
Cochrane	396	353	274	264
Manitoulin	19	16	14	12
Nipissing	241	234	148	123
Parry Sound	63	75	56	50
Sudbury	620	649	446	334
Timiskaming	84	70	38	42
Northwestern Ontario	787	818	668	562
Kenora	201	224	202	186
Rainy River	45	37	23	15
Thunder Bay	540	557	443	361

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

TABLE A 7.4.5
PROJECTED AVERAGE ANNUAL RENTAL HOUSING REQUIREMENTS BY REGION/COUNTY, ONTARIO, 1981-2001; MEDIUM FERTILITY, HIGH MIGRATION AND CHANGING HEADSHIP RATES(1)

Region/County	1981-86	1986-91	1991-96	1996-2001
Ontario Total	36,459	34,657	27,747	26,101
Eastern Ontario	6,408	5,862	4,380	3,875
Dundas	46	42	34	32
Frontenac	596	545	436	376
Glengarry	35	31	23	16
Grenville	57	62	47	41
Hastings	398	394	297	262
Lanark	141	137	108	103
Leeds	161	156	121	105
Lennox & Addington	74	71	57	47
Ottawa-Carleton (R.M.)	4,326	3,892	2,890	2,605
Prescott	97	98	77	66
Prince Edward	24	25	12	6
Renfrew	213	180	119	79
Russell	45	45	39	39
Stormont	197	182	119	98
Central Ontario	23,264	21,950	17,977	17,551
Brant	297	316	241	206
Dufferin	101	119	114	118
Durham (R.M.)	1,193	1,239	1,120	1,106
Haldimand-Norfolk (R.M.)	191	191	145	110
Haliburton	20	19	14	13
Halton (R.M.)	1,073	1,105	977	928
Hamilton-Wentworth (R.M.)	1,800	1,644	1,257	1,028
Muskoka (D.M.)	85	95	76	71
Niagara (R.M.)	977	954	706	554
Northumberland	159	166	119	103
Peel (R.M.)	3,227	3,394	3,272	3,390
Peterborough	284	290	215	176
Simcoe	774	854	705	670
Toronto (M.M.)	9,547	7,883	5,678	5,795
Victoria	159	170	153	149
Waterloo (R.M.)	1,654	1,707	1,502	1,387
Wellington	553	566	490	455
York (R.M.)	1,170	1,238	1,195	1,294
Southwestern Ontario	3,923	4,003	3,182	2,778
Bruce	162	152	128	128
Elgin	161	182	143	150
Essex	774	796	589	438
Grey	134	146	119	100
Huron	85	83	64	55
Kent	202	208	146	105
Lambton	423	375	307	254
Middlesex	1,652	1,714	1,422	1,309
Oxford	197	211	161	141
Perth	132	135	101	98
Northeastern Ontario	2,070	1,995	1,500	1,289
Algoma	635	558	471	406
Cochrane	399	361	285	275
Manitoulin	19	17	15	12
Nipissing	243	240	157	132
Parry Sound	64	78	61	57
Sudbury	625	669	470	362
Timiskaming	85	73	41	45
Northwestern Ontario	793	847	708	608
Kenora	202	227	206	190
Rainy River	45	39	25	17
Thunder Bay	546	581	477	400

Note: 1. Derived by projecting 1961-1981 aggregate changes in headship rates by county, fitted to account for age and sex shift effects over the 1961-1981 period; then weighted by provincial changes in headship rates by age and sex.

Source: Based on 1981 Census and Population Projections derived from the Census by the Ministry of Treasury and Economics.

Research Studies

The following is a list of papers commissioned by the Inquiry.

No.

1 Slack, Enid and Sherry Glied. Rent Registry Alternatives.

2 Reid, Frank. Collective Bargaining for Tenants.

3 Jaffary, Karl D. Problems in the Regulation of Rents for Roomers and Boarders.

4 MacDonald, Daniel V. Constitutional Reference Re: The Residential Tenancies Act.

5 Fallis, George. Possible Rationales for Rent Regulation.

6 Hulchanski, J. David. Market Imperfections and the Role of Rent Regulations in the Residential Rental Market.

7 Sharp, Campbell, Pannell Kerr Forster Campbell Sharp. Survey of Financial Performance of Landlords.

8 Marks, Denton. Housing Affordability and Rent Regulation.

9 Steele, Marion and John Miron. Rent Regulation, Housing Affordability Problems, and Market Imperfections.

10 Clayton Research Associates Limited. Rent Regulation and Rental Market Problems.

11 Makuch, Stanley M. and Arnold Weinrib. Security of Tenure.

12 Hartle, D.G. The Political Economy of Residential Rent Control in Ontario.

13 Slack, Enid and David P. Amborski. The Distributive Impact of Rent Regulation.

14 Knetsch, Jack L., Daniel Kahneman and Patricia McNeill. Residential Tenancies: Losses, Fairness and Regulations.

15 Stanbury, W.T. Normative Bases of Rent Regulation.

16 Stanbury, W.T. Normative Bases of Government Action.

17 Stanbury, W.T. and P. Thain. The Origins of Rent Regulation in Ontario.

18 Stanbury, W.T. and I.B. Vertinsky. Rent Regulation: Design Characteristics and Effects.

19 Chant, John. Overview of Alternative Rental Housing Policies.

20 Foot, David K. Housing in Ontario: A Demographic Perspective.

21 Quirin, G. David. Regulatory Systems and their Applicability to Rent Controls.

22 Mascall, M. and Associates. Report of the Ontario Rental Housing Market.

23 Environics Research Group Limited. Financing Residential Rental Accommodation: A Survey.

24 Ekos Research Associates Inc. A Study of Landlords and Rent Regulation.

25 des Rosiers, Francois. A Rent Control System in Quebec.

26 Slack, Enid. The Costs of Rent Review in Ontario.

27 Muller, Andrew. Workable Rent Regulation: A Synthesis.

The following is a list of papers prepared by the research staff of the Inquiry.

28 Adams, Eric B., Pearl Ing and John Pringle. A Review of the Literature Relevant to Rent Regulation.

29 Adams, Eric B., Pearl Ing, Janet Ortved and Mary Jane Park. Government Intervention in Housing Markets: An Overview.

30 Pringle, John. Ontario's Residential Tenancies: A Statistical Profile.